

When recorded return to:
Jake Walker
15256 Porter Street
Mount Vernon, WA 98273



Skagit County Auditor \$77.00
11/3/2016 Page 1 of 5 1:44PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE

020029030

Escrow No.: 620029030

STATUTORY WARRANTY DEED

THE GRANTOR(S) Darrold D. Smith, Personal Representative of The Estate of Nancy Ann Smith, Deceased

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Jake Walker, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Ptn. NE SE NW 19-34-4E W.M.

Tax Parcel Number(s): P26670/ 340419-2-004-0007,

Subject to:

- 1. City, county or local improvement district assessments, if any.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20165025
NOV 03 2016

Amount Paid \$ 3743.⁰⁰
Skagit Co. Treasurer
By *Man* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: October 26, 2016

The Estate of Nancy Ann Smith, Deceased

BY: Darrol D. Smith Personal Representative
Darrol D. Smith
Personal Representative

STATUTORY WARRANTY DEED

(continued)

State of WA

County of Snohomish

I certify that I know or have satisfactory evidence that

Garrod D. Smith

is are the person(s) who appeared before me, and said person acknowledged that he (he/she/they) signed this instrument, on oath stated that he (he/she/they) was authorized to execute the instrument and acknowledged it as the Personal Representative of The Estate of Nancy Ann Smith, deceased to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 10.27.16

Karen Richmond
Name: Karen Richmond
Notary Public in and for the State of WA
Residing at: Everett
My appointment expires: 7.15.20

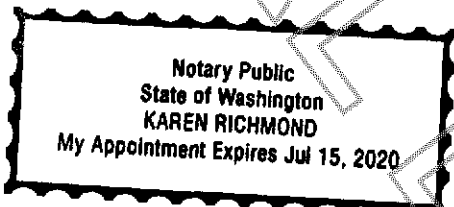


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P26670/ 340419-2-004-0007

The West Half of the Northeast Quarter of the Southeast Quarter of the Northwest Quarter of Section 19, Township 34 North, Range 4 East of the Willamette Meridian;

EXCEPT that portion lying Southerly of a line 100 feet North of and parallel to the North line of Cascade Avenue produced West from Martin & Bailey's Addition to West Mt. Vernon, Skagit County, Wash., according to the plat thereof, recorded in Volume 1 of Plats, page 48, records of Skagit County, Washington;

AND EXCEPT the following described tract:

Beginning at the Northwest corner of said West Half of the Northeast Quarter of the Southeast Quarter of the Northwest Quarter;
Thence North $89^{\circ}14'30''$ East along the North line of said subdivision 168.0 feet;
Thence South 60 feet, more or less, to a point 110 feet North of the North line of Cascade Avenue;
Thence West parallel to and 110 feet North of the North line of Cascade Avenue 168 feet, more or less, to the West line of said subdivision;
Thence North $1^{\circ}01'45''$ East along the West line of said subdivision, a distance of 56.13 feet, more or less, to the point of beginning.

Situated in Skagit County, Washington

