



201611170012

Skagit County Auditor
11/17/2016 Page

1 of 3 8:51AM
\$75.00

When recorded return to:

Mr. Allen Shane Templeton
532 Township Street
Sedro Woolley, WA 98284

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 156700-OE

Grantor: Property Trio, LLC
Grantee: Allen Shane Templeton

Land Title and Escrow Statutory Warranty Deed

THE GRANTOR PROPERTY TRIO, LLC, a Utah Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ALLEN SHANE TEMPLETON, an unmarried man the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 2, SP SW-06-96; Being A Ptn Of Lot 25, Plate 1, Sedro Home Acreage.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4171-001-025-0300, P111567

TOGETHER WITH THAT CERTAIN 1997 SILVERCREST 66x40 MANUFACTURED HOME, VIN NO. 11710015, TITLE ELLIMINATION RECORDED UNDER AUDITOR'S FILE NO. ~~201104200069~~ *TRANSFER IN LOCATION RECORDED UNDER AUDITOR'S FILE NO. 201611160100 *201104200069

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 156700-OE.

Dated November 14, 2016

Property Trio, LLC, a Utah limited liability company

By: Bradley Jason Gorum, Managing Member

By: Heather Schuh, Managing Member

By: Brandon James Schuh, Managing Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

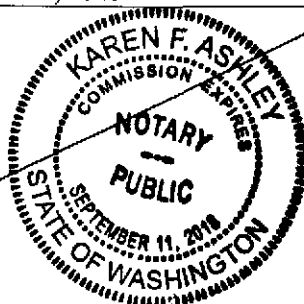
2016 5205
NOV 17 2016

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 4793.20
Skagit Co. Treasurer
By man Deputy

I certify that I know or have satisfactory evidence that Heather N. Schuh, Bradley J. Gorum and Brandon J. Schuh are the persons who appeared before me, and said persons acknowledged that They signed this instrument and acknowledge it to Be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 15, 2016



Karen Ashley
Notary Public in and for the State Of Washington
Residing at Sedro Woolley
My appointment expire: 9/11/2018

STATE OF Washington }

County of Skagit } SS:

I certify that I know or have satisfactory evidence Heather N. Schuh, Brandon J. Schuh and
Bradly J. Gorum the person who appeared before
me, and said person acknowledged that they signed this instrument, on oath stated They are
authorized to execute the instrument and is Managers
of Property Trio, LLC, a Washington limited liability co.
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: November 15, 2016

Karen Ashley
Karen Ashley

Notary Public in and for the State of Washington

Residing at Sedro-Woolley

My appointment expires: 9/11/2018

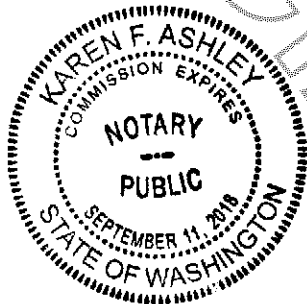


EXHIBIT "A"

Lot 2, City of Sedro-Woolley Short Plat No. SW-06-96, approved June 24, 1997, and recorded June 27, 1997, in Volume 13 of Short Plats, page 16, under Auditor's File No. 9706270067, records of Skagit County, Washington; being a portion of Lot 25, "PLATE NO. 1, SEDRO HOME ACREAGE, SKAGIT CO., WASH., 1904," as per plat recorded in Volume 3 of Plats, page 39, records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.