

UNRECORDED

After Recording, Return to:

Home Trust of Skagit
612 South First Street
Mount Vernon, WA 98273



Skagit County Auditor \$76.00
12/12/2016 Page 1 of 4 3:52PM

GUARDIAN NORTHWEST TITLE CO.

111283

CONTRACT # 201312100039
P128674 P128673
UNIT C-3 N 1/2 S 1/2 SOUTHFIELD PURD

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 12 2016

Amount Paid \$
Skagit Co. Treasurer
By *mum* Deputy

WARRANTY DEED
(Partial FULFILLMENT DEED)

THE GRANTOR, HOME TRUST OF SKAGIT, a Washington non-profit corporation, for and in consideration of \$50,000.00 previously paid, receipt of which is hereby acknowledged, conveys and warrants to the **GRANTEE**, SKAGIT HABITAT FOR HUMANITY, a Washington non-profit corporation,

DATED: 12-9-14

THE STRUCTURE AND ALL OF THE IMPROVEMENTS and all improvements to be built on the premises described as follows:

UNIT C-3 (NORTH HALF) OF SOUTHFIELD P.U.R.D. AND BSP AF#200907240089 AKA THAT PORTION OF SOUTHFIELD P.U.R.D. SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHFIELD P.U.R.D.; THENCE SOUTH 29 DEGREES 56' 00" WEST A DISTANCE OF 382.93 FEET; THENCE NORTH 60 DEGREES 04' 00" WEST A DISTANCE OF 28.81 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 60 DEGREES 01' 19" WEST, A DISTANCE OF 43.71 FEET; THENCE NORTH 29 DEGREES 58' 41" EAST, A DISTANCE OF 25.99 FEET; THENCE SOUTH 60 DEGREES 01' 19" EAST, A DISTANCE OF 43.71 FEET; THENCE SOUTH 29 DEGREES 58' 41" WEST, A DISTANCE OF 25.99 FEET TO THE TRUE POINT OF BEGINNING. Skagit County Tax Parcel No. P128673

UNIT C-3 (SOUTH HALF) OF SOUTHFIELD P.U.R.D. AND BSP, AF#200907240089 AKA THAT PORTION OF SOUTHFIELD P.U.R.D. SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHFIELD P.U.R.D.;

THENCE SOUTH 29 DEGREES 56' 00" WEST A DISTANCE OF 382.93 FEET; THENCE NORTH 60 DEGREES 04' 00" WEST A DISTANCE OF 28.81 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 29 DEGREES 58' 41" WEST, A DISTANCE OF 25.99 FEET; THENCE NORTH 60 DEGREES 01' 19" WEST, A DISTANCE OF 43.71 FEET; THENCE NORTH 29 DEGREES 58' 41" EAST, A DISTANCE OF 25.99 FEET; THENCE SOUTH 60 DEGREES 01' 19" EAST, A DISTANCE OF 43.71 FEET TO THE TRUE POINT OF BEGINNING. SW ¼ OF SE ¼ OF SEC 36 TWP 34 RGE 2. Skagit County Tax Parcel No. P128674

And **not including** fee title to the underlying real property. The structure and all such improvements are and shall remain attached to the real property. Further, also specifically **included** in this conveyance are any personal property items or fixtures that are attached to the subject structure and improvements as of the date of this deed.

It is the intention of the parties that the real property underlying the structure and improvements conveyed herein continue to be vested in Home Trust of Skagit, and that this warranty deed convey only such structure and improvements as exist on the subject premises as the date of this deed, subject to the terms and provisions of the Purchase Agreement and Contract recorded as Auditor' File Number 201312100039, which terms and provisions remain in force.

SUBJECT TO: Restrictions, reservations and easements of record, and the partnership recorded as Auditor's File # 201312100039.

No person having an interest in this improvement shall refuse service for or accommodation or other benefits to any person with respect to the improvements on account of the person's race, color or national origin or otherwise engage in discriminatory conduct of any kind on account of a person's race, color or national origin with respect to the improvements.

A.T.D.

~~This deed is given in Partial Fulfillment of that certain Partnership Agreement and Contract recorded as Auditor's File No. 201312100039 for which the excise tax was paid on December 10, 2013 under receipt no. 10/11.~~

SKAGIT HABITAT FOR HUMANITY,
a Washington non-profit corporation by:

HOME TRUST OF SKAGIT,
a Washington non-profit corporation by:

Shawn Steffens
SHAWN STEFFENS, President

Jodi Dean Monroe
JODI DEAN MONROE,
Executive Director

STATE OF
WASHINGTON
COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that SHAWN STEFFENS is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the PRESIDENT of SKAGIT HABITAT FOR HUMANITY to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 9th day of Dec, 2016.

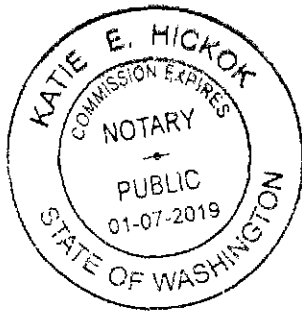
Katie E. Hickok

Printed Name

Katie E Hickok

NOTARY PUBLIC in and for the State of
Washington

My Commission Expires 1-7-19

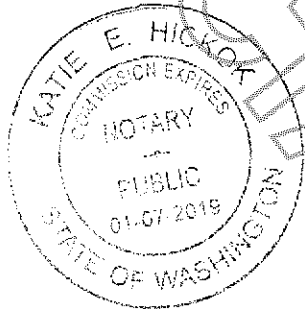


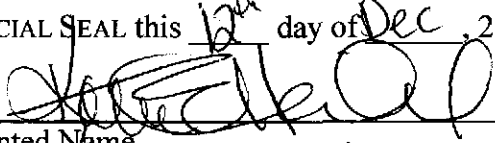
STATE OF
WASHINGTON
COUNTY OF SKAGIT

} SS.

I certify that I know or have satisfactory evidence that JODI DEAN MONROE is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the EXECUTIVE DIRECTOR of HOME TRUST OF SKAGIT to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 12th day of Dec, 2016.




Printed Name

Katie E. Hickok
NOTARY PUBLIC in and for the State of
Washington
My Commission Expires 1-7-19