

When recorded return to:

Katerina Minns, Garrett Martin  
1227 Denny Place  
Mount Vernon, WA 98274



201612130104

Skagit County Auditor

12/13/2016 Page

1 of

\$77.00

5 11:33AM

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 156676-OE ✓

Grantor: Hope A. Vivanco

Grantee: Katerina Minns and Garrett Martin

Land Title and Escrow

## Statutory Warranty Deed

THE GRANTOR HOPE A. VIVANCO, who acquired title as HOPE A. JOHNSON, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to KATERINA MINNS, AN UNMARRIED WOMAN, AND GARRETT MARTIN, AN UNMARRIED MAN, AS JOINT TENNANTS WITH RIGHT OF SURVIVORSHIP the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NE NW, 29-34.4 E.W.M. & Ptn Tr A Greenstreet's 2nd Add.

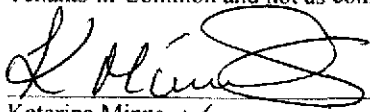
Tax Parcel Number(s): 340429-0-327-0009, P28518, 3726-000-041-0008, P53006

See Exhibit "A" for full legal description

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated December 9, 2016

The undersigned Grantees herein agree to acquire title as Joint Tenants with Right of Survivorship, an not as Tenants-in-Common and not as community property

  
Katerina Minns  
*Katerina Minns*

  
Garrett Martin

\_\_\_\_\_  
Hope A. Vivanco

\_\_\_\_\_  
Miguel Vivanco, spouse of Hope A. Vivanco

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20165596  
DEC 13 2016

Amount Paid \$445.00

Skagit Co. Treasurer

By *Me*

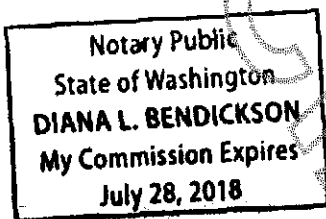
Deputy

State of Washington  
County of Skagit Snohomish } SS:

I certify that I know or have satisfactory evidence that **Katerina Minns and Garrett Martin**  
the person(s) who appeared before me, and said person(s) 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: December 19, 2016

Diana L. Bendickson



Notary Public in and for the State of Washington  
Residing at: King County  
My appointment expires: July 28, 2018

STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that **Hope A. Vivanco and Miguel Vivanco**  
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: \_\_\_\_\_

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

When recorded return to:

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Mount Vernon, WA 98274

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Land Title and Escrow  
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Grantor: Hope A. Vivanco  
Grantee: Katerina Minns and Garrett Martin

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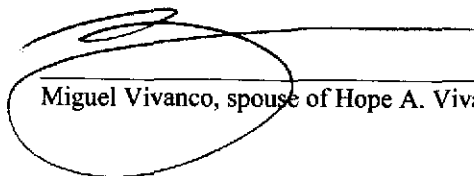
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\_\_\_\_\_  
Katerina Minns

\_\_\_\_\_  
Garrett Martin

  
\_\_\_\_\_  
Hope A. Vivanco

  
\_\_\_\_\_  
Miguel Vivanco, spouse of Hope A. Vivanco

State of Washington }  
County of Skagit } SS:

I certify that I know or have satisfactory evidence that **Katerina Minns and Garrett Martin**  
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signed this instrument and acknowledge it to be their free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

Notary Public in and for the State of Washington  
Residing at: \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Hope A. Vivanco and Miguel Vivanco**  
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: 12/12/16

Karen Ashley

Notary Public in and for the State of WA  
Residing at 1414 Sedon-Woolley  
My appointment expires: 9/11/18



## EXHIBIT "A"

### PARCEL "A":

The East 90.00 feet of the South 72.50 feet of the North 357.51 feet of that portion of the Northeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 29, Township 34 North, Range 4 East, W.M., lying East of Thirteenth Street.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

### PARCEL "B":

The South 72.50 feet of the North 327.51 feet of Tract "A", "GREENSTREET'S SECOND ADDITION, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 15, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.