



201704070123

Skagit County Auditor

\$76.00

4/7/2017 Page

1 of

4 3:37PM

**AFTER RECORDING MAIL TO:**

Kayla Dockter  
Jacob Dockter  
739 Jameson Avenue  
Sedro Woolley, WA 98284

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-161682-OE

**Land Title and Escrow Statutory Warranty Deed**

THE GRANTORS R & R HOMES LLC, a Washington limited liability company and UTOPIA INVESTMENTS LLC, a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to KAYLA DOCKTER and JACOB DOCKTER, wife and husband the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal: Ptn Lot 9 & All of Lot 10, Blk 17, Town of Sedro.  
**SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION**

Tax Parcel Number(s): P75481, 4149-017-010-0006

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 and Escrow Company's Preliminary No. 01-161682-OE.

Dated April 3, 2017

R & R Homes LLC, a Washington limited liability company

By: Joanne Rocheford, Managing Member

Utopia Investments LLC, a Washington limited liability company

By: John Carey, Managing Member

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20171417  
APR 07 2017

Amount Paid \$5077.11  
Skagit Co. Treasurer  
By: [Signature] Deputy

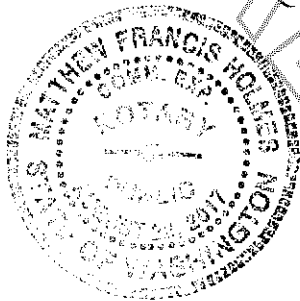
STATE OF Washington }  
COUNTY Skagit King } SS:  
OF \_\_\_\_\_

I certify that I know or have satisfactory  
evidence that

Joanne Rocheford

\_\_\_\_\_ is/are the \_\_\_\_\_ who appeared before  
me, and said person(s) acknowledge she signed this instrument, on oath She is  
is/are authorized to execute the instrument and acknowledge that as the  
Managing Member of R & R Homes LLC, a Washington limited liability company  
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this  
instrument.

Dated: April 3, 2017



Matthew Francis Holmes  
Notary Public in and for the State Washington  
Residing Sedro Woolley  
My appointment 04/11/2018 08/22/2017

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

I certify that I know or have satisfactory  
evidence that  
signed this instrument, on oath stated He is  
that  
the Managing Member

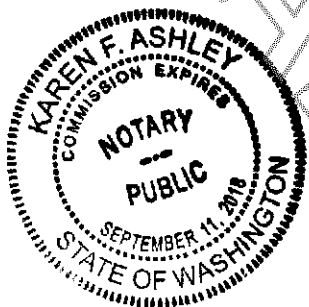
John Carey

authorized to execute the instrument and  
acknowledged it as

of Utopia Investments 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: April 7th 2017



Karen Ashley

Notary Public in and for the State Washington

Residing Sedro-Woolley

My appointment 9/11/2018

## **EXHIBIT A**

**Schedule "A-1"**

**01-161682-OE**

**DESCRIPTION:**

Lot 9, EXCEPT the West 10 feet thereof, and all of Lot 10, Block 17, "PLAT OF TOWN OF SEDRO," as per plat recorded in Volume 1 of Plats, page 17, records of Skagit County, Washington.

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