

When recorded return to:
Tyler Monroe and Hanna Monroe
23103 East Jones Road
Sedro Woolley, WA 98284



Skagit County Auditor \$76.00
7/12/2017 Page 1 of 4 2:14PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620031170

CHICAGO TITLE 620031170

STATUTORY WARRANTY DEED

THE GRANTOR(S) Alexis Cline, a married woman as her separate property

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Tyler Monroe and Hanna Monroe, husband and wife

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 SW SW 13-35-4E

Tax Parcel Number(s): P36397/350413-0-027-0017

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20173170
JUL 12 2017

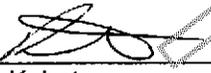
Amount Paid \$ 5,345.00
Skagit Co. Treasurer
By *M. M. M.* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 6, 2017



Alexis Cline

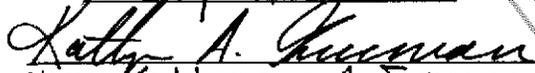


Ron Kubat

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Alexis Cline and Ron Kubat are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 7, 2017



Name: Katheryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish co
My appointment expires: 9-01-2018

KATHERYN A. FREEMAN
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 9-01-2018

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P36397/350413-0-027-0017

The East 80 feet of the South 136 feet of the following described Tract:

That portion of the Southwest Quarter of the Southwest Quarter of Section 13, Township 35 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point 15 feet East and 15 feet North of the Southwest corner of said Southwest Quarter of the Southwest Quarter;

thence North parallel with the West line of said subdivision a distance of 391 feet;

thence East parallel with the South line thereof a distance of 582.5 feet;

thence South parallel with the West line of said Southwest Quarter of the Southwest Quarter a distance of 391.0 feet;

thence West parallel with the South line thereof a distance of 582.5 feet to the point of beginning.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Right-of-way for road known as East Jones Road, constructive notice of which is contained in various instruments of record.
2. City, county or local improvement district assessments, if any.