

When recorded return to:

Dobyns Family, LLLC  
24118 7th Avenue Northwest  
Stanwood, WA 98292



201708160080

Skagit County Auditor \$75.00  
8/16/2017 Page 1 of 2 3:31PM

Filed for Record at Request of  
Leo Palmer Escrow, Inc  
Escrow Number: 14477

Grantor: H & F Investments LLC  
Grantee: Dobyns Family LLC

**Land Title and Escrow**

01-164051-0

**Statutory Warranty Deed**

THE GRANTOR H & F 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 Dobyns Family LLC, A Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

**Abbreviated Legal:**

Lot 2, H & F Investments LLC SP #SS-05-08 Portion: Lots 18-19, BLK. 1, Knutzen's Add. Situated in the County of Skagit, State of Washington.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): P127859 4089-001-019-0200

Dated August 14, 2017

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20173842

AUG 16 2017

Amount Paid \$ 6947.<sup>00</sup>

Skagit Co. Treasurer

By WAM Deputy

H & F Investments LLC

By: Jeff Howe, Member

By: Chris Felt, Member

BARRY CONWAY FORD  
STATE OF WASHINGTON  
NOTARY PUBLIC  
My Commission Expires 05-09-2020

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Jeff Howe  
Chris Felt are the person(s) who appeared before  
me, and said person(s) acknowledge they signed this instrument, on oath they  
is/are authorized to execute the instrument and acknowledge that as the  
Members of H & F Investments LLC  
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8/15/17

Notary Public in and for the State of Washington  
Residing at 40510 SW Hemlock  
My appointment expires: 5/9/2020

## EXHIBIT A

Lot 2 of "H & F Investments LLC Short Plat No. Burl-SS-05-08", approved August 13, 2008, and recorded August 18, 2008 under Auditor's File No. 200808180063; being a portion of Lots 18 and 19, Block 1, "Knutzen's Addition to the Town of Burlington", as per plat recorded in Volume 3 of Plats, Page 80, records of Skagit County, Washington.

Situate in the City of Burlington, County of Skagit, State of Washington.

### SUBJECT TO:

#### A. RESERVATIONS CONTAINED IN DEED:

Executed By:	Chris Vollans and Ann Holmgren, formerly known as Ann Vollans
Recorded:	July 12, 2006
Auditor's Nos.:	200607120096 and 200607120097, respectively
As Follows:	The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional lot

#### B. Matters disclosed and/or delineated on the face of that Survey recorded under Skagit County Auditor's File No. 200607120098. (See instrument for full particulars).

#### C. COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, NOTES, DEDICATIONS, PROVISIONS AND SURVEY MATTERS AS DESCRIBED AND/OR DELINEATED ON THE FACE OF SAID SHORT PLAT, AS HERETO ATTACHED:

Short Plat:	Burl-SS-05-08
Recorded:	August 18, 2008
Auditor's No.:	200808180063