



201710050054

Skagit County Auditor
10/5/2017 Page

1 of

3

\$76.00
2:42PM**STATUTORY WARRANTY DEED**

GRANTOR: J&B Gardener LLC
GRANTEES: Robert Moe and Rayna Sue Moe
LEGAL DESCRIPTION: Ptn Tr. 35, Burlington Acreage Aka Lots 1-4, SP SS 2-08
TAX PARCEL NOS. P62479, P127572, P127571, P127572, P127573

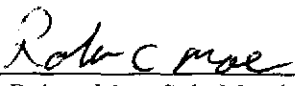
GRANTOR, J&B GARDENER ROAD, LLC a Washington Limited Liability Company, for and in consideration of a Mere Form or Change of Identity, conveys and warrants to ROBERT MOE AND RAYNA SUE MOE and the marital community thereof, the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

All situate in the County of Skagit, State of Washington.

DATED: October 5, 3017

GRANTOR, J&B GARDENER ROAD, LLC


By: Robert Moe, Sole Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20174725

OCT - 5 2017

Amount Paid \$ 2675.00
Skagit Co. Treasurer
By HB Deputy

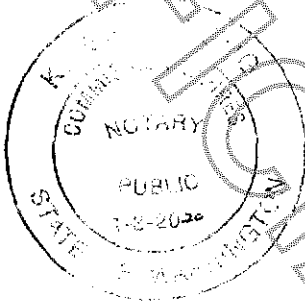
STATE OF WASHINGTON)

ss.

COUNTY OF Snohomish)

I certify that I know or have satisfactory evidence that **Robert Moe** 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 sole member of **J&B Gardner LLC** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Given under my hand and official seal this 6th day of October, 2017.



[Signature]
Signature of Notary Public

Notary Public in and for the state of Washington
Residing at **Mount Vernon**
My commission expires **January 3, 2020**

EXHIBIT A

Lots 1-4, of Burlington Short Plat No. SS 2-08, approved May 15, 2008, recorded May 16, 2008 under Auditor's File No. 200805160149, records of Skagit County, Washington; being a portion of Tract "B" of Short Plat No. 61-74, approved November 6, 1974, recorded November 19, 1974 in Volume 1 of Short Plats, page 49, under Auditor's File No. 810202, also being a portion of Tract 35, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion lying West of an existing fence line along the West line thereof as conveyed by boundary line adjustment deed recorded on May 16, 2008 under Auditor's File No. 200805160174,

TOGETHER WITH and subject to a 20 foot easement for ingress, egress and utilities as delineated on the face of said Short Plat No. SS 2-08.

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



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Skagit County Auditor

2/26/2010 Page

2 of

2

3:27PM

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Page 2 of 2