

When recorded return to:

Mr. and Mrs. Ranulfo Lopez Velasco
401 E Magnolia Avenue
Burlington, WA 98233



201802200091
Skagit County Auditor \$74.00
2/20/2018 Page 1 of 1 3:25PM

Filed for Record at Request of
Land Title & Escrow of Skagit & Island County
Escrow Number: 01-166193-OE

Grantor: Estate of Don Magnuson
Grantee: Ranulfo Lopez Velasco and Esther Velasco Garcia

Land Title and Escrow **SPECIAL WARRANTY DEED**
(Not Statutory)

THE GRANTOR Dawn Murphy, Personal Representative of the Estate of Donald Magnuson, deceased for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, bargains, sells and conveys to RANULFO LOPEZ VELASCO and ESTHER VELASCO GARCIA, a married couple the following described estate, situated in the County of Skagit, State of Washington:

Lot 4, EXCEPT the West 10 feet thereof, all of Lot 3, and Lot 2, EXCEPT the East 10 feet thereof, Block 6, "WEST MT. VERNON, SKAGIT CO.," as per plat recorded in Volume 2 of Plats, page 81, records of Skagit County, Washington.

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

Tax Parcel Number(s): P54828, 3767-006-004-0000

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

Dated February 16, 2018

Estate of Don Magnuson

Dawn Murphy
By: Dawn Murphy, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018656
FEB 20 2018

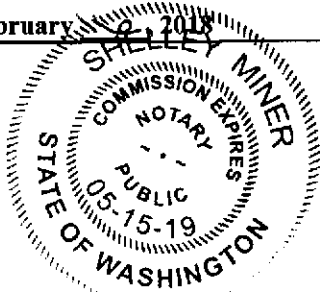
Amount Paid: 4,455.00
Skagit Co. Treasurer:

By mm Deputy

STATE OF Washington
COUNTY OF Skagit SS:

I certify that I know or have satisfactory evidence that Dawn Murphy signed this instrument, on oath stated that he / she / they is authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of Don Magnuson to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: February 16, 2018



Shelley Miner
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 5/15/19