

AFTER RECORDING MAIL TO

Manuel Gonzalez

11886 TEN ACRES LANE  
MOUNT VERNON, WA 98273



Skagit County Auditor  
4/24/2018 Page

1 of

2 3:14PM

\$75.00

**Statutory Warranty Deed**

(FULFILLMENT) GUARDIAN NORTHWEST TITLE CO.

REC# 201508030151

104709

THE GRANTORS Henry Dykstra and Charlotte Dykstra, husband and wife for and in consideration of Fulfillment of Contract in hand paid, conveys and warrants to Manuel Gonzalez and Sylvia Camarena the following described real estate, situated in the County of Skagit, State of Washington.

Ptn. Lots 27 and 28, Block 77, First Addn. to Sedro

Tax Parcel Number: P130675, 4150-077-030-0102

For Full Legal See Attached Exhibit "A"

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated , and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on August 3, 2015 No. 20153051 \$717.00

Dated July 20, 2015

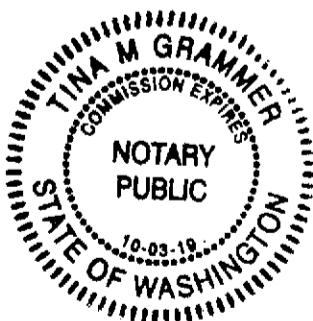
Henry Dykstra

Charlotte Dykstra

State of Washington }  
County of Skagit } SS:

On this day personally appeared and sworn before me Henry Dykstra Charlotte Dykstra  
I certify that I know or have satisfactory evidence that they, the  
person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and  
acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 4-24-18



Notary Public in and for the State of Washington  
Residing at Skagit county  
My appointment expires: 10-3-19

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Fulfillment  
APR 24 2018

Amount Paid \$  
Skagit Co. Treasurer  
By mm Deputy

Ac# 20153051  
Paid on Aug. 3, 2015  
\$ 717.00  
Ref# 201508030151

## EXHIBIT "A"

Lots 27 and 28, inclusive, Block 77, Plat of "First Addition to the Town of Sedro in Skagit County, Washington", as per plat recorded in Volume 3 of Plats, page 29, records of Skagit County, Washington.

EXCEPT the North 60.00 feet (as measured perpendicular to and parallel with the North line) thereof;

AND EXCEPT that portion lying Westerly of the following, described line:

BEGINNING at the Southwest corner of said Lot 30, Block 77, Plat of "First Addition to the Town of Sedro, in Skagit County, Washington";  
thence South  $88^{\circ}37'05''$  East along the South line of Lots 30, 29 and 28, also being the Northerly right-of-way margin of Alexander Street, for a distance of 85.00 feet to the TRUE POINT OF BEGINNING of said line;  
thence North  $1^{\circ}24'09''$  East parallel with the West line of said Lot 30 for a distance of 60.03 feet, more or less, to the South line of the North 60.00 feet (as measured perpendicular to and parallel with said North line) of said Lot 28 and being the terminus of said line description.