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05/22/2018 03:44 PM Pages: 1 of 3 Fees: $76.00
Skagit County Auditor

AFTER RECORDING MAIL TO:

Samnang Heng, Sivky Ly, Sambath Heng, Phengly Ly
567 Granite Street
Mount Vernon, WA 98273

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-167333-OE

Land Title and Escrow   **Statutory Warranty Deed**

THE GRANTOR RYAN J. WALLACE, an unmarried person, as his separate property for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Samnang Heng and Sivky Ly, a married couple and Sambath Heng and Phengly Ly, a married couple** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:
Lot 52, Skagit Highlands Div. 3

For Full Legal See Attached Exhibit "A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 01-167333-OE.

Tax Parcel Number(s): **4892-000-052-0000, P124585**

Dated **May 3, 2018**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 2120
MAY 2 2 2018
Amount Paid $5,505.20
Skagit Co. Treasurer
By _____ Deputy

_____
Ryan J. Wallace

STATE OF   Washington   }
COUNTY OF   Skagit   } SS:

I certify that I know or have satisfactory evidence that **Ryan J. Wallace** **is**   the person who appeared before me, and said person acknowledged that **he** signed this instrument and acknowledged it to be   **his**   free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: **May 10-14, 2018**_____

Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9-11-2018

EXHIBIT A

Lot 52, "PLAT OF SKAGIT HIGHLANDS DIVISION 3," as per plat recorded on May 15, 2006 under Auditor's File No. 200605150163, records of Skagit County, Washington.

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