

AFTER RECORDING MAIL TO:

Breyana Mae Oliver and Kenneth Norman Oliver
18170 State Route 9
Mount Vernon, WA 98274

CHICAGO TITLE

020034489

Filed for Record at Request of:
First American Title Insurance Company



201806220127

06/22/2018 04:03 PM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 2736
JUN 22 2018

Amount Paid \$1003.60
By: [Signature] Skagit Co. Treasurer
Deputy

Space above this line for Recorders use only

STATUTORY WARRANTY DEED

File No: 4202-3044906 (JP)

Date: June 05, 2018

Grantor(s): **Dennis Farmer**

Grantee(s): **Breyana Mae Oliver and Kenneth Norman Oliver**

Abbreviated Legal: **Lots 2, 3, 4, 5 and 6, Block 9, PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, according to the plat thereof, recorded in Volume 2 of Plats, page 59, records of Skagit County**

Additional Legal on page:

Assessor's Tax Parcel No(s): **74734 and 74648**

THE GRANTOR(S) Dennis Farmer, a married man as his sole and separate property for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Breyana Mae Oliver and Kenneth Norman Oliver, a married couple**, the following described real estate, situated in the County of **Skagit**, State of **Washington**.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

PARCEL A:

Lots 2, 3, 4, 5 and 6, Block 9, PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, according to the plat thereof, recorded in Volume 2 of Plats, page 59, records of Skagit County, Washington.

Situated in Skagit County, Washington.

PARCEL B:

That portion of the 100 foot wide railroad right-of-way, commonly known as the Northern Pacific Railway (and originally conveyed to the Seattle Lake Shore and Eastern Railway) lying Easterly of the centerline of said right-of-way and between the Southwesterly extensions of both the Northwesterly line of Lot 6, Block 9, and the Southeasterly line of Lot 2, Block 9, as said lines are delineated on the PLAT OF THE RESERVE ADDITION TO MONTBORNE, as per plat recorded in Volume 2 of Plats, page 59, records of Skagit County, Washington.

APN: 74734

Statutory Warranty Deed
- continued

File No.: 4202-3044906 (JP)

Situated in Skagit County, Washington.**PARCEL C:****Lots 5, 6, 7, 8 and 9, Block 37, PLAT OF THE TOWN OF MONTEBORNE, according to the plat thereof, recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington.****Situated in Skagit County, Washington.****END**

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

Dennis Farmer
Dennis Farmer

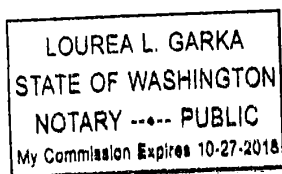
Susan Rae Koshab
Koshab
Susan Rae Koshab, spouse of grantor, as to any interest acquired

STATE OF Washington)
COUNTY OF Skagit)-ss)

I certify that I know or have satisfactory evidence that **Dennis Farmer & Susan Rae Koshab**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: June 6, 2018

Lourea L. Garka



Notary Public in and for the State of Washington
Residing at: *Arminston*
My appointment expires: *10/27/2018*