



201807170067

07/17/2018 11:04 AM Pages: 1 of 2 Fees: \$100.00  
Skagit County Auditor

When recorded return to:

Craig Sjostrom  
1204 Cleveland Ave.  
Mount Vernon, Washington 98273

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## BARGAIN AND SALE DEED

Grantor: Cascade River Community Club

Grantees: Josiah Balderas, unmd.

Legal Description: Lot 224, Div. 1, Cascade River Park

Assessor's Property Tax Parcel or Account No.: P63777

Reference Nos of Documents Assigned or Released: N/A

20183108  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUL 17 2018

Amount Paid \$ 129<sup>60</sup>  
Skagit Co. Treasurer  
By *MT* Deputy

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THE GRANTOR, CASCADE RIVER COMMUNITY CLUB, a Washington nonprofit corporation, for valuable consideration, bargains, sells, and conveys unto JOSIAH BALDERAS, an unmarried parson, Grantee, the following described real estate, situated in the County of Skagit, State of Washington:

Lot 224, "Cascade River Park Div. No. 1", as per plat recorded in Volume 8 of Plats, pages 55-59 inclusive, records of Skagit County, Washington.

(P63777)

The Grantor, for itself and for its successors in interest, does, by these presents, expressly limits the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor and not otherwise.

DATED: June 26, 2018

CASCADE RIVER COMMUNITY CLUB

By: Jan 2 BernhardSecretary

, Authorized Officer

Cascade River Community Club

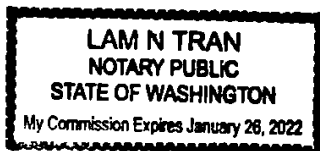
STATE OF WASHINGTON )

: ss.

King COUNTY )

On this 26<sup>th</sup> day of June, 2018, before me personally appeared James Bernhard, to me known to be an authorized officer of the Cascade River Community Club, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument and that the seal affixed, if any, is the corporate seal of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



Jan 2  
NOTARY PUBLIC IN AND FOR THE  
STATE OF WASHINGTON,

Residing at Tukwila, WAMy commission expires 01/26/2022Printed Name: LAM N TRAN