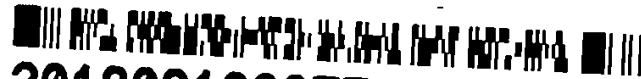


When recorded return to:
Gloria Jane Ave
19910 Double Creek Lane
Sedro Woolley, WA 98284



201808100077

08/10/2018 01:43 PM Pages: 1 of 4 Fee: \$102.00
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 3533
AUG 10 2018

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035471

Amount Paid \$ 5,790.⁰⁰
Skagit Co. Treasurer
By *mm* Deputy

CHICAGO TITLE
620035471

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jason Lee Ludwig, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Gloria Jane Ave, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Lot(s): 13 REVISED SURVEY MAP NO. 138-79

Tax Parcel Number(s): P50333 / 360429-4-007-0006

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

STATUTORY WARRANTY DEED
(continued)

Dated: August 7, 2018

Jason Lee Ludwig
Jason Lee Ludwig

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Jason Lee Ludwig 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: August 9, 2018

Lourea L. Garca
Name: Lourea L. Garca
Notary Public in and for the State of Wa
Residing at: Arlington
My appointment expires: 10/27/2018

LOUREA L. GARKA STATE OF WASHINGTON NOTARY --- PUBLIC My Commission Expires 10-27-2018

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P50333 / 360429-4-007-0006

Tract 13 of REVISED SURVEY MAP NO. 138-79, as approved August 22, 1980 and recorded August 22, 1980, in Volume 4 of Short Plats, page 164, under Auditor's File No. 8008220026, records of Skagit County, Washington; being a portion of the southwest Quarter of the Southwest Quarter of Section 28; the Southeast Quarter of the Southeast Quarter of Section 29; the Northeast Quarter of Section 32; and the Northwest Quarter of Section 33, Township 36 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington

EXHIBIT "B"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Revised Survey Map No. 138-79:

Recording No: 8008220026

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company
Purpose: Electric transmission and/or distribution system and appurtenances thereto.
Recording Date: June 16, 1945
Recording No.: 381154
Affects: Portion of said premises

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company
Purpose: Electric transmission and/or distribution system and appurtenances thereto.
Recording Date: August 27, 1990
Recording No.: 9008270082

4. City, county or local improvement district assessments, if any.