

When recorded return to:
Jerry L Thompson
Just Flipping Investors, LLC
23588 Cooma Place
Mount Vernon, WA 98274



201808100121

08/10/2018 04:03 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035304

CHICAGO TITLE
620035304

STATUTORY WARRANTY DEED

THE GRANTOR(S) Randy V. Phillips and Cathy JD. Phillips, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Just Flipping Investors, LLC, a Washington limited liability company

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.)

PTN GOV LOT 3, 36-34-04

Tax Parcel Number(s): P29908 / 340436-0-035-0003,

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018
AUG 10 2018

Amount Paid \$ 35.65
By *[Signature]*
Skagit Co. Treasurer
Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: August 1, 2018

 8/9/18
Randy V. Phillips

 8.9.18
Cathy JD. Phillips

State of WASHINGTON
County of ~~SKAGIT~~ King

I certify that I know or have satisfactory evidence that Randy V. Phillips and Cathy JD. Phillips are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 8/9/18


Name: Michael Paul Warnemuende
Notary Public in and for the State of WA
Residing at: King Co
My appointment expires: 10/14/20



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P29908 / 340436-0-035-0003

That portion of Government Lot 3 in Section 36, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point 20 feet North and 350 feet East of the Southwest corner of said Government Lot 3;

Thence North 80 feet;

Thence East 120 feet, more or less, to the Westerly line of the county road;

Thence Southerly along said Westerly line 80 feet, more or less, to a point 20 feet North of the South line of said Government Lot 3;

Thence West 120 feet, more or less, to the place of beginning.

Situated in Skagit County, Washington.