

When recorded return to:
Christopher Graham and Michelle Puckett
19007 Yew Way
Snohomish, WA 98296



201808280070

08/28/2018 11:29 AM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035342

CHICAGO TITLE
620035342

STATUTORY WARRANTY DEED

THE GRANTOR(S) Timothy A. Bridge and Jaqueline R. Bridge, 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 Christopher Graham and Michelle Puckett, husband and wife and Roy W. Butcher, an unmarried man

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): Ptn. A, 20 and 21 SUNRISE ADDITION

Tax Parcel Number(s): P70920 / 4064-000-021-0307

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20180828
AUG 28 2018

Amount Paid \$
Skagit Co. Treasurer
By *MA* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: August 10, 2018

Timothy A. Bridge
Timothy A. Bridge
Jaqueline R. Bridge
Jaqueline R. Bridge

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Timothy A. Bridge and Jaqueline R. Bridge 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: 8/24/18
Jeannine Ballard
Name: Jeannine Ballard
Notary Public in and for the State of _____
Residing at: Minneapolis, MN
My appointment expires: 9/9/21



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P70920 / 4064-000-021-0307

That portion of Tracts A, 20 and 21, SUNRISE ADDITION, according to the plat recorded in Volume 4 of Plats, page 44, records of Skagit County, Washington, described as follows:

Beginning on the West line of said Tract 21, a distance of 200 feet North of the Southwest corner thereof,
thence North along the West line of said Tracts 21 and A a distance of 150 feet,
thence East to a point on the East line of said Tract A that is 350 feet North of the Southeast corner of said tract 21,
thence South along the East line of said Tract A and Tract 21 a distance of 135 feet,
thence West parallel to and 215 feet North of the South line of said Tract 21 to a point 312.5 feet East of the West line of said Tract 21,
thence South parallel with and 312.5 feet East of the West line of said Tract 21 a distance of 15 feet,
thence West parallel to and 200 feet North of the South line of said Tract 21 a distance of 312.5 feet to the point of beginning

EXCEPT that portion thereof lying within Garden Street.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Reservation contained in Deed including the terms, covenants and provisions thereof

Recording Date: October 16, 1970
Recording No.: 744699

2. City, county or local improvement district assessments, if any.
3. Assessments, if any, levied by Concrete.