



**201808290111**

08/29/2018 03:14 PM Pages: 1 of 4 Fees: \$102.00  
Skagit County Auditor

When recorded return to:

Dinah Kinney  
46303 Forest Pl.  
Concrete, WA 98237

Escrow No: WA-2554-EO

**BARGAIN AND SALE DEED**

**THE GRANTOR, MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY**, for and in consideration of Ten Dollars and other valuable consideration in hand paid, bargains, sells, and conveys to:

**Dinah Kinney, an unmarried person**

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

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART  
HEREOF.

ABBREVIATED LEGAL: PTN BLK 2, PLAT OF CEMENT CITY

APN: P70737 / 4057-002-011-0007

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2018 3825  
AUG 29 2018

Amount Paid \$3,565.<sup>00</sup>  
Skagit Co. Treasurer  
By *Madam* Deputy

Dated: 8-10-18

MORTGAGE RESEARCH CENTER, LLC D/B/A  
 VETERANS UNITED HOME LOANS, A  
 MISSOURI LIMITED LIABILITY COMPANY

By: Authorized Signatory

Name: Francine Bryant  
 Title: Vice President & Assistant Secretary

STATE OF New Jersey ss.  
 COUNTY OF Mercer

On August 10, 2018 before me, Regina Evaslin, Notary Public, personally appeared Francine Bryant who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of New Jersey that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Dated: August 10, 2018

REGINA E. EVASLIN  
 NOTARY PUBLIC OF NEW JERSEY  
 My Commission Expires August 10, 2022  
 ID# 50085694

Notary name printed or typed: Regina Evaslin  
 Notary Public in and for the State of New Jersey  
 Residing at Mercer County, New Jersey  
 My appointment expires: 8/10/22

## LEGAL DESCRIPTION EXHIBIT "A"

## PARCEL A:

LOTS 6 THROUGH 9, INCLUSIVE, BLOCK 2, PLAT OF CEMENT CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 47, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT THAT PORTION THEREOF CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED DATED JULY 25, 1960, RECORDED AUGUST 16, 1960, UNDER AUDITOR'S FILE NO. 597685, RECORDS OF SKAGIT COUNTY, WASHINGTON.

## PARCEL B:

LOT 11, BLOCK 2, PLAT OF CEMENT CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 47, RECORDS OF SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH THE NORTH 20 FEET OF VACATED FOREST AVENUE ADJOINING; EXCEPT THAT PORTION OF SAID PREMISES CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED DATED JULY 26, 1960, AND RECORDED AUGUST 16, 1960, UNDER AUDITOR'S FILE NO. 597686, RECORDS OF SKAGIT COUNTY, WASHINGTON;

ALSO, THOSE PORTIONS OF LOTS 9, 10 AND 11 AND THE PARTIALLY VACATED ALLEY IN BLOCK 2 AND VACATED FOREST AVENUE SHOWN ON THE PLAT OF CEMENT CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 47, RECORDS OF SKAGIT COUNTY, WASHINGTON; CONVEYED TO SCOTT KLEINHUIZEN AND SHANNON KLEINHUIZEN, HUSBAND AND WIFE, BY DEED RECORDED FEBRUARY 19, 1988, UNDER AUDITOR'S FILE NO. 8802190029, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF BLOCK 2 OF THE PLAT OF CEMENT CITY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 47, RECORDS OF SKAGIT COUNTY, WASHINGTON, WITH THE NORTHERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY ROUTE NO. 20 (PSH NO. 16/SSH NO. 17-A), CONCRETE VICINITY, ACCORDING TO THE PLAN THEREOF RECORDED AND ON FILE IN THE OFFICE OF THE SECRETARY OF TRANSPORTATION AT OLYMPIA, WASHINGTON, BEARING DATE OF APPROVAL APRIL 5, 1960, AS SAID CENTERLINE SURVEY WAS DELINEATED ON SAID PLAN JULY 7, 1960, DATE OF THAT DEED FROM VIOLET GARDINIER TO THE STATE OF WASHINGTON RECORDED UNDER AUDITOR'S FILE NO. 597685, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 12°30'49" WEST ALONG THE WEST LINE OF SAID BLOCK 2 AND ITS SOUTHERLY PROJECTION, A DISTANCE OF 74.34 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SR20, CONCRETE D ST. TO EAST CORPORATE LIMITS, ACCORDING TO THE PLAN THEREOF OF RECORD AND ON FILE IN THE OFFICE OF THE SECRETARY OF TRANSPORTATION AT OLYMPIA, WASHINGTON, BEARING DATE OF APPROVAL NOVEMBER 19, 1970; THENCE SOUTH 70°08'21" EAST ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF SR20, CONCRETE D ST. TO EAST CORPORATE LIMITS, A DISTANCE OF 151.24 FEET TO A POINT ON THE SOUTHERLY PROJECTION OF LOT 12, BLOCK 11 OF SAID PLAT OF CEMENT CITY THENCE NORTH 12°30'49" EAST ALONG SOUTHERLY PROJECTION OF THE WESTERLY LINE OF SAID LOT 12, A DISTANCE OF 47.49 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SAID STATE HIGHWAY ROUTE NO. 20 (PSH NO. 16/SSH NO. 17-A), CONCRETE VICINITY, (THE CHORD OF WHICH HAS A BEARING OF NORTH 60°22'16" WEST AND A LENGTH OF 156.95), TO THE POINT OF BEGINNING OF THIS DESCRIPTION.

ALL SITUATE IN SKAGIT COUNTY, STATE OF WASHINGTON.

ABBREVIATED LEGAL: PTN BLK 2, PLAT OF CEMENT CITY

APN: P70737