



**201812070069**

12/07/2018 03:41 PM Pages: 1 of 4 Fees: \$102.00  
Skagit County Auditor

AFTER RECORDING MAIL TO:

The Falklands, Inc.  
PO Box 2521  
Redmond, WA 98073

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-170271-OE ✓

**Land Title and Escrow Statutory Warranty Deed**

THE GRANTORS RUNE PEDERSEN, a married person, as his separate property, and MARK PEDERSEN, a married person, as his separate property (THE SUBJECT PROPERTY IS NEITHER GRANTOR'S RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE FALKLANDS, INC., a Washington corporation the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Ptn SW / SW; Sec. 13, Twn. 35 N, Rg. 4 (Aka Tr. 2, SP #30-74).

For Full Legal See Attached Exhibit "A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 01-170271-OE.

Tax Parcel Number(s): 350413-0-020-0006, P36382

Dated December 6, 2018

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20185350

DEC 07 2018

Amount Paid \$ 1007.00  
Skagit Co. Treasurer

By *81* Deputy

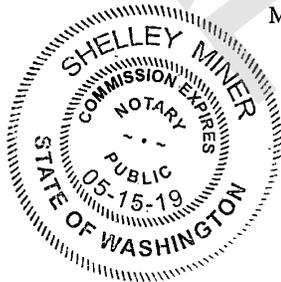
Mark Pedersen  
Mark Pedersen

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Mark Pedersen 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: December, 2018

Shelley Miner  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 5/15/19

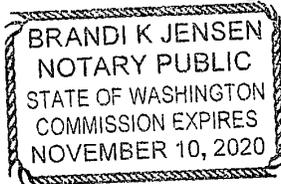


  
Rune Pedersen

STATE OF Washington }  
COUNTY OF Snohomish } SS:

I certify that I know or have satisfactory evidence that **Rune Pedersen** 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: December 6, 2018



  
\_\_\_\_\_  
Brandi K Jensen  
Notary Public in and for the State of Washington  
Residing at Cumana Island  
My appointment expires: 11-10-20

**EXHIBIT A**

Tract 2 of Short Plat No. 30-74, approved July 18, 1974 and recorded July 26, 1974, under Auditor's File No. 804145; being a portion of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 13, Township 35 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.