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03/27/2019 11:07 AM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

After Recording Return To:
Kevin E. Ware
18419 Peregrine Lane
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2019 1089
MAR 27 2019

Amount Paid \$0
Skagit Co. Treasurer
By *Man* Deputy

STATUTORY WARRANTY DEED

GRANTOR: KEVIN E. WARE, a married man, as his separate property

GRANTEES: KEVIN E. WARE and KARI J. WARE, husband and wife

Legal Description: Pages 1, 2
Abbreviated Form: Lot 27, Cascade Ridge P.U.D.

Assessor's Tax Parcel No.: P130245 / 4530-000-027-1018

THE GRANTOR, KEVIN E. WARE, a married man, as his separate estate, for and in consideration of establishment of community property and for no monetary consideration, conveys and warrants to KEVIN E. WARE and KARI J. WARE, husband and wife, as Grantees, all of Grantor's right, title and interest, in and to the following described real estate, situated in the County of Skagit, State of Washington, together with all after-acquired title of the Grantor therein, to wit:

Lot 27, plat of "CASCADE RIDGE P.U.D.", as per plat recorded in Volume 14 of Plats, pages 112 to 121, records of Skagit County, Washington.

EXCEPT that portion of said Lot 27 described as follows:

Beginning at the Northeast corner of said Lot 27, said point also being the common corner between Lots 28 and 29 of said plat;
thence South 11°11'36" East along the common line between said Lots 27 and 29, a distance of 110.00 feet;
thence South 69°20'46" West, a distance of 329.86 feet, more or less, to a point on the West line of said Lot 27 which bears South 24°21'49" East a distance of 150.00 feet from the Northwest corner of said Lot 27;

thence North 24°21'49" West along the West line of said Lot 27, a distance of 150.00 feet to the Northwest corner of said Lot 27, said point being also the Southwest corner of Lot 28 of said plat;
thence North 75°54'53" East along the common line between said Lots 27 and 28, a distance of 360.00 feet to the Point of Beginning, and containing 1.02 acres, more or less.

All situate in the County of Skagit, State of Washington.

SUBJECT TO: Easements, restrictions, and reservations of record.

DATED: 3/4, 2019.



KEVIN E. WARE

STATE OF WASHINGTON }
 } ss.
COUNTY OF SKAGIT }

I certify that I know or have satisfactory evidence that KEVIN E. WARE 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 the instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4th day of March, 2019.



Karmen Separovich Hardy
(Signature of Notary)

Karmen Separovich Hardy
(Legibly Print or Type Name of Notary)

My appointment expires: 03/25/2022