



201906120037

06/12/2019 11:40 AM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

When recorded return to:

Aaron F Nelson and Wendy L Nelson
3332 147th Ave NE
Lake Stevens, WA 98258

STATUTORY WARRANTY DEED

THE GRANTOR(S) Craig Fridlund and Greta Fridlund a married couple

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in
hand paid, conveys, and warrants to

Aaron F Nelson and Wendy L Nelson, a married couple

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

LOT 106, "CASCADE RIVER PARK NO. 3" According to the plat thereof recorded in Volume 9 of Plats, Pages
22, 23, and 24 records of Skagit County Washington.

Tax Parcel Number(s):
P63979
Xref ID: 3873-000-106-000 1

Dated:

Craig Fridlund

6/11/19

Greta Fridlund

6/11/19

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 JUN 12 2019

Amount Paid \$129.00
By MH Skagit Co. Treasurer Deputy

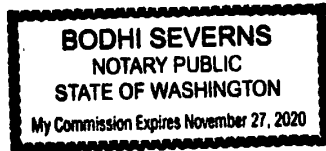
STATE OF WASHINGTON
COUNTY OF SNOHOMISH

ss.

I certify that I know or have satisfactory evidence that CRAIG FRIDLUND AND GRETA FRIDLUND
(is/are) the person(s) who appeared before me, and said person(s) 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: 6-11-2019

Notary name printed or typed: BODHI SEVERNS
Notary Public in and for the State of Washington
Residing at Marysville
My appointment expires: 11-27-2020



BILL OF SALE

This agreement has been made on June 11th, 2019 in the County of Snohomish, in the State of Washington between the following:

Seller: Craig Fridlund and Greta Fridlund of 1595 Bonnie Lane Camano Island, WA 98282.

hereby sells, assigns, conveys, transfers and delivers to:

Purchaser: Aaron F Nelson and Wendy L Nelson of 3332 147th Ave NE Lake Stevens, WA 98258

For the purchase price of \$7,000.00 which does not include Municipal, County and State taxes in exchange of all the Seller's interest, right, transfer, conveyance, warranty of title of the following described property:

Lot 106, "CASCADE RIVER PARK NO. 3" According to the plat thereof recorded in Volume 9 of Plats, Pages 22, 23, and 24 records of Skagit County Washington.

Tax Parcel Number(s): P63979; xref 3873-000-106-000 1

Additional terms and conditions:

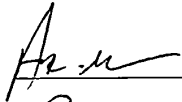
Both parties will pay 50% of all fees associated with closing.

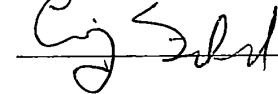
Seller agrees and attests that they have paid the non-prorated Skagit County Property Tax for the year of 2019.

Buyer agrees to pay the non-prorated dues assessed by Cascade River Park for Lot 106 for the year of 2019 and beyond.

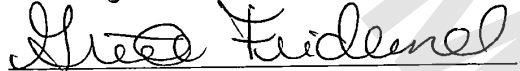
Seller warrants to Buyer that Seller has good title to the Property; that Seller has the right and authority to sell, assign, transfer and deliver the Property to Buyer; and that any interest of Seller in the Personal Property is free and clear of liens, security interests, encumbrances and adverse claims. Said Property is otherwise transferred to Buyer herein in its "as-is-where-is" condition, and without any other representation or warranty of Seller, expressed or implied.

Dated: June 11, 2019









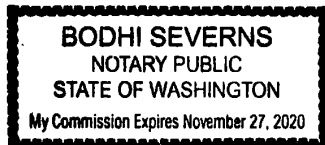
STATE OF WASHINGTON
COUNTY OF SNOHOMISH

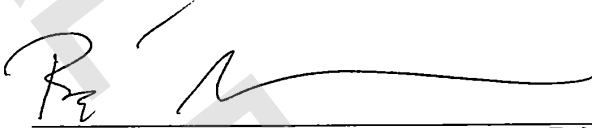
SS.

I certify that I know or have satisfactory evidence that CRAIG FRIDLUND AND GRETA FRIDLUND
(is/~~are~~) the person(s) who appeared before me, and said person(s) 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..

I certify that I know or have satisfactory evidence that AARON F NELSON AND WENDY L NELSON
(is/~~are~~) the person(s) who appeared before me, and said person(s) 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: 6-11-2019




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