

When recorded return to:
West Coast Builders LLC
701 Marshall Avenue
Sedro Woolley, WA 98284



201907090093

07/09/2019 03:26 PM Pages: 1 of 4 Fees: \$104.50
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620038890

CHICAGO TITLE
020038890

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kathleen A. Hunter, a married woman as her separate estate, and David Baker, her spouse

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to West Coast Builders LLC, a Washington limited liability company

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): 9 and Ptn. 8 Unit(S): Block: 105 TOWN OF SEDRO

Tax Parcel Number(s): P76231 / 4152-105-010-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20192830
JUL 09 2019

Amount Paid \$ 3921.⁰⁰
Skagit Co. Treasurer
By *nam* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 5, 2019

Kathleen A. Hunter

Kathleen A. Hunter

David Baker

David Baker

State of Washington
county of Skagit

I certify that I know or have satisfactory evidence that
Kathleen A. Hunter and David Baker
are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/hers/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: July 8, 2019

Kathryn A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish CO
My appointment expires: 9-01-2022

Notary Public
State of Washington
Kathryn A Freeman
Commission No. 149913
My Commission Expires 09-01-2022

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P76231 / 4152-105-010-0003

Lot 8, EXCEPT the East 30 feet thereof and all of Lots 9 and 10, Block 105, PLAT OF THE TOWN OF SEDRO, according to the plat thereof recorded in Volume 1 of Plats, page 18, records of Skagit County, Washington.

Situated in Skagit County, Washington

EXHIBIT "B"
Exceptions

1. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
2. Assessments, if any, levied by Sedro Woolley.
3. City, county or local improvement district assessments, if any.