

AFTER RECORDING MAIL TO:

Adam and Sarah Nuanes
420 S 32nd Place
Mount Vernon, WA 98274



201907250086

07/25/2019 02:30 PM Pages: 1 of 3 Fees: \$103.50
Skagit County Auditor

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-171854-OE ✓

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20193115
JUL 25 2019

Amount Paid \$ 8282.00
Skagit Co. Treasurer
By *BL* Deputy

Land Title and Escrow

BARGAIN AND SALE DEED

THE GRANTORS Joseph P. Soucy, Personal Representative of the estate of Romaine P. Soucy, deceased, Superior Court of the State of Washington, Skagit County, Superior Court Probate Cause No. 18-4-00427-29; AND Adele T. Soucy, as her separate property or and in consideration of **FOUR HUNDRED SIXTY FIVE THOUSAND AND NO/100 Dollars \$465,000.00**, in hand paid, bargains, sells, and conveys to **ADAM NUANES and SARAH NUANES, husband and wife** the following described estate, situated in the County of Skagit, State of Washington:

PARCEL "A":

Lot 3 and the North ½ of Lot 4, Block 25, "MAP OF MILLETT'S ADDITION TO MT. VERNON, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 63, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

PARCEL "B":

Lots 9, 10 and the South 25 feet of Lot 11, Block 26, "MAP OF MILLETT'S ADDITION TO MT. VERNON, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 63, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Tax Parcel Number(s): 3741-025-004-0001, P53681, 3741-026-011-0000, P53691

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. 01-171854-OE.

The Grantors for themselves and for their successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantors and not otherwise, they will forever warrant and defend the said described real estate.

Dated: July 17, 2019

Joseph P. Soucy, Personal Representative of the estate of Romaine P. Soucy, deceased, Superior Court of the State of Washington, Skagit County, Superior Court Probate Cause No. 18-4-00427-29

Joseph P. Soucy, Personal Rep.
By: Joseph P. Soucy, Personal Representative

Adele T. Soucy by Joseph P. Soucy
Adele T. Soucy, by Joseph P. Soucy, as attorney in fact *as attorney in fact.*

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Joseph P. Soucy is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Personal Representative of the Estate of Romaine P. Soucy, deceased, Superior Court of the State of Washington, Skagit County, Superior Court Probate Cause No. 18-4-00427-29 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: July 25, 2019



Shelley Miner
Notary Public in and for the State of Washington
Residing Mount Vernon
My appointment expires: 5/15/23

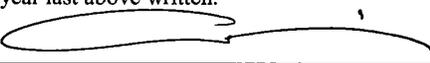
STATE OF Washington }
COUNTY OF Skagit } SS:

On this 25 day of July, 2019 before me personally appeared Joseph P. Soucy, to me known to be the individual described in and who executed the foregoing instrument as Attorney in Fact for Adele T. Soucy and acknowledged that he signed and sealed the same as his free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.

(Seal)





Shelley Miner
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 5/15/23