

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 3434
AUG 14 2019

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



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08/14/2019 04:30 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**DOYLE GUFFIE and MARY GUFFIE, husband
and wife,**

Plaintiffs,

vs.

**MICHAEL BENNETT and CAROLYN BENNETT,
husband and wife, individually, and the marital
community composed thereof; PUGET SOUND
ENERGY, INC., a Washington corporation; and
ALL OTHER PERSONS OR PARTIES UNKNOWN
CLAIMING ANY RIGHT, TITLE, ESTATE, LIEN OR
INTEREST IN THE REAL ESTATE DESCRIBED IN
THE COMPLAINT,**

Defendants.

Cause No.: **16-2-01678-5**

**SHERIFF'S DEED
TO REAL PROPERTY**

Parcel Numbers: P77152 / P77154 /
P77155

Partial Legal Description: Tract A &
C-D SP 0283 AF# 8303090021 ptn
Lt 6 Plate 2 Sedro Home Acreage

ORIGINAL

I, Don McDermott, Sheriff of Skagit County, State of Washington, do hereby certify that a ORDER OF SALE did issue out of the Superior Court of SKAGIT County, Washington, on May 2, 2018, upon a judgment rendered in Superior Court of SKAGIT County, Washington on April 20, 2018, in favor of DOYLE GUFFIE AND MARY GUFFIE, HUSBAND AND WIFE, for the sum of Seven Hundred Sixty Two Thousand, Nine Hundred Forty Five Dollars and Forty Six Cents (\$762,945.46).

The ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on May 7, 2018, and commanded the Sheriff to cause the amount of the judgment to be made out of the real estate described in the ORDER OF SALE.

The Sheriff did, in obedience to the ORDER OF SALE, levy upon the real property described below, and on June 29, 2018, sold the real property at public auction, for cash in hand, at the front door of the Skagit County Courthouse, 205 W. Kincaid, Mount Vernon, Skagit County, Washington, at 10:30 AM, after having first given notice of the time and place of the sale according to law.

At the sale, the premises were sold to DOYLE GUFFIE AND MARY GUFFIE, HUSBAND AND WIFE, ("Purchaser"), the highest and best bidder, for the sum of Seven Hundred Eighty Four Thousand, Three Hundred Sixty Two Dollars and Sixty Nine Cents (\$784,362.96). The Sheriff

thereupon delivered to said purchaser a Certificate of Sale as required by law and on July 27, 2018, the above entitled court in its order made and duly entered, confirmed said sale.

Any further possible redemption of the real estate, as of this date, has expired. That on June 20, 2019, I received the assignment of Sheriff's Certificate of Sale, assigning the deed to SAVI BANK.

Now, therefore, I, Don McDermott, the Sheriff of Skagit County, by virtue of the ORDER OF SALE, the enabling statutes, and in consideration of the receipt for the sum of money last stated above, do hereby grant, bargain, sell, convey and confirm SAVI BANK as the purchaser at said sale, or his successor in interest, or as a redemptioner so hereto entitled, and to his heirs, successors, and assigns forever the real estate described below.

Assessor's Parcel/Tax ID Number: P77152 / 4171-002-006-0005
P77154 / 4171-002-006-0203
P77155 / 4171-002-006-0302

Parcel A:

Tract "A," Sedro-Woolley Short Plat No. 0283, approved March 8, 1983 and recorded March 9, 1983 in Volume 6 of Short Plats, page 51, under Auditor's File No. 8303090021; being located in Lot 6, "PLATE NO. 2, SEDRO HOME ACREAGE, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 60, records of Skagit County, Washington Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

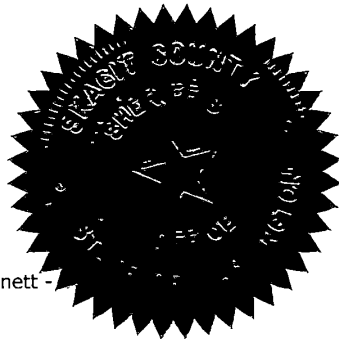
Parcel B:

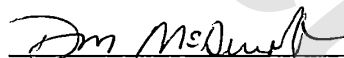
Tracts "C" and "D," Sedro-Woolley Short Plat No. 0283, approved March 8, 1983 and recorded March 9, 1983 in Volume 6 of Short Plats, page 51, under Auditor's File No. 8303090021; being located in Lot 6, "PLATE NO. 2, SEDRO HOME ACREAGE, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 60, records of Skagit County, Washington.

TOGETHER WITH an easement for ingress, egress and utilities, over, under and across the North 20 feet of Tract "A" and the North 20 feet of the South 70 feet of Tract "C," Sedro-Woolley Short Plat No. 02-83, approved March 8, 1983 and recorded March 9, 1983 in Volume 6 of Short Plats, page 51, under Auditor's File No. 8303090021; being located in Lot 6, "PLATE NO. 2, SEDRO HOME ACREAGE, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 60, records of Skagit County, Washington.

Also commonly known as 207 Ball Street Sedro-Woolley, WA 98284 and 811 Moore Street, Sedro-Woolley, WA 98284.

Given under my hand this 1st day of July 2019.




Don McDermott
Sheriff of Skagit County, State of Washington
600 South 3rd Street
Mount Vernon WA 98273



STATE OF WASHINGTON

ss.

County of Skagit

Before me the undersigned, Melinda Larsen, on this 1st day of July 2019, personally appeared Don McDermott, Sheriff of the County of Skagit, State of Washington, personally known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes, in the capacity therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above mentioned.



Melinda Larsen

Melinda Larsen, NOTARY PUBLIC in and for the State of Washington, residing in Sedro-Woolley. My commission expires April 7, 2021.