

AFTER RECORDING MAIL TO:

Matthew J. and Megan S. O'Bryan
3808 Carpenter Street
Mount Vernon, WA 98274

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-173594-OE
Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR TARTAN PROPERTIES, LLC, a Washington limited liability company for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **MATTHEW J. O'BRYAN and MEGAN S. O'BRYAN, a married couple** the following described real estate, situated in the County of **Skagit, State of Washington**

Abbreviated Legal:
Lot 1, Spring Breeze.

For Full Legal See Attached Exhibit "A"

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. 01-173594-OE.

Tax Parcel Number(s): **6056-000-001-0000, P134387**

Dated August 8, 2019

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2019-3462
Aug 15 2019
Amount Paid \$4366.00
Skagit County Treasurer
By Heather Beauvais Deputy

Tartan Properties, LLC

By: James N Scott Member

By: Meghan S. O'Brien, Member

STATE OF Washington
COUNTY OF Skagit SS:

I certify that I know or have satisfactory evidence that James Scott signed this instrument, on oath stated that he/she is authorized to execute the instrument and acknowledged it as the Member of Tartan Properties, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 15, 2019



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

STATE OF Washington
COUNTY OF Skagit SS:

I certify that I know or have satisfactory evidence that Meghan S. O'Brien signed this instrument, on oath stated that he/she is authorized to execute the instrument and acknowledged it as the Member of Tartan Properties, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 9, 2019



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

EXHIBIT A

Lot 1, "PLAT OF SPRING BREEZE", recorded on September 5, 2018, under Skagit County Auditor's File No. 201809050030, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.