



201909230161

09/23/2019 04:20 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

fulfillment
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
PAID
SEP 23 2019
Amount Paid \$ ✓
Skagit Co. Treasurer
By *WJH* Deputy

Grantors: Everett Eric Knudsen & Judy Ellen Farrar, Co-Trustees of the Knudsen-Farrar Trust

Grantee: Shawna Smith

Legal Description: ptn W 1/2 NE 1/4 NE 1/4 22-35-4 EWM

Assessor's Property Tax Parcel or Account No.: P37054

Reference Nos of Documents Assigned or Released: 201703300079

Statutory Warranty Fulfillment Deed

THE GRANTORS, Everett Eric Knudsen & Judy Ellen Farrar, Co-Trustees of the Knudsen-Farrar Trust, for valuable consideration, convey and warrant to Shawna Smith, an unmarried person, the following described real estate, situated in the County of Skagit, State of Washington:

The North 310 feet of the West 360 feet of the West 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 22, Township 35 North, Range 4 East, W.M.;

EXCEPT County Road rights-of-way along the North line thereof.

This deed is given in fulfillment of that certain real estate contract between Everett Eric Knudsen & Judy Ellen Farrar, h/w, grantors, and Shawna Smith, an unmarried person, grantee, dated March 27th, 2017, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Sales Tax was paid on this sale on March 30th, 2017, Rec. No. 201703300079.

Dated 7/11, 2019.

KNUDSEN-FARRAR TRUST

By: *Eric Knudsen*
EVERETT ERIC KNUDSEN, Co-Trustee

By: Judy Ellen Farrar
JUDY ELLEN FARRAR, Co-Trustee

STATE OF WASHINGTON)
(ss.
Skaegit COUNTY)

On this day personally appeared before me Everett Eric Knudsen, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 11 day of July, 2019.



[Signature]

Notary Public in and for the
State of Washington.
Residing at Mount Vernon, WA
My commission expires: 6/19/21
Printed Name: Tracey Lockwood

STATE OF WASHINGTON)
(ss.
Skaegit COUNTY)

On this day personally appeared before me Judy Ellen Farrar, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 11 day of July, 2019.



[Signature]

Notary Public in and for the
State of Washington.
Residing at Mount Vernon, WA
My commission expires: 6/19/21
Printed Name: Tracey Lockwood