

AFTER RECORDING MAIL TO:

Mark S. and Hallie S. Gardo
211 South 6th Street
Mount Vernon, WA 98274

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-174677-OE
Land Title and Escrow

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2019-5013
Nov 15 2019
Amount Paid \$11308.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Statutory Warranty Deed

THE GRANTORS KENNETH J. JOHNSON and LESLIE FOSS, who also appears of record as MARGARET L. FOSS, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MARK S. GARDO and HALLIE S. GARDO, a married couple the following described real estate, situated in the County of Skagit, State of Washington

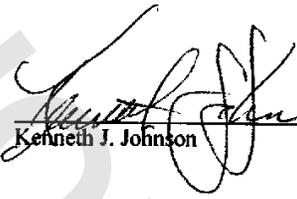
Abbreviated Legal:
Ptn Blk. 25, Map of Mount Vernon, Gates 1st & 2nd Additions.

For Full Legal See Attached Exhibit "A"

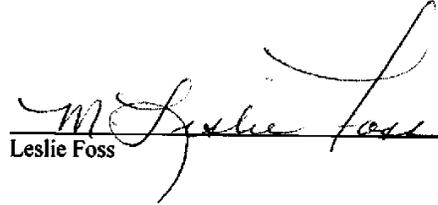
Tax Parcel Number(s): 3700-025-008-0006, P52140

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated November 12, 2019



Kenneth J. Johnson

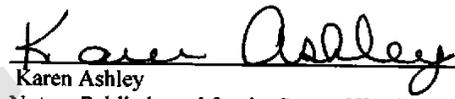


Leslie Foss

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Kenneth J. Johnson and Leslie Foss is / are the person(s) who appeared before me, and said person(s) acknowledged that he / she / they signed this instrument and acknowledged it to be his / her / their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 13, 2019



Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2022

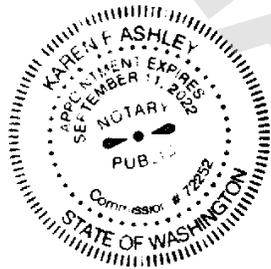


EXHIBIT A

That portion of Block 25, "MAP OF MOUNT VERNON, GATES 1ST AND 2ND ADDITIONS TO MOUNT VERNON," as per plat recorded in Volume 2 of Plats, page 98, records of Skagit County, Washington, described as follows:

Beginning at the most Southerly corner of said block;
thence Northerly along the Westerly line of Sixth Street 100 feet;
thence Westerly parallel with the Northerly line of Washington Street 100 feet;
thence Southerly parallel with the Westerly line of Sixth Street, 100 feet to the Northerly line of Washington Street;
thence Easterly on the Northerly line of Washington Street 100 feet to the point of beginning; being shown on the Skagit County to the point of beginning; being shown on the Skagit County Assessor's Maps as Lots 7 and 8, Block 25, said Addition,

EXCEPT the Westerly 5 feet of said premises conveyed to the City of Mount Vernon by deed dated May 27, 1919, and recorded June 3, 1919, in Volume 114 of Deeds, page 74, records of Skagit County, Washington.

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