

After Recording Return to:

Klipsun LLC
903 Lakeside Ave S
Seattle, Washington 98144



201912180137

12/18/2019 02:51 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20195448

DEC 18 2019

Amount Paid \$ 1655.95
Skagit Co. Treasurer
Deputy
By *HTB*

STATUTORY WARRANTY DEED

Grantor: James J. Murphy and Diane Murphy

Grantee: Klipsun LLC

Abbreviated Legal Description: VERNON HEIGHTS 2ND TO MT VERNON LT 16 BLK 13

Assessor's Tax Parcel Number: P54639

Reference No.: _____

THE GRANTOR(S), James J. Murphy and Diane Murphy, a married couple, for and in consideration of \$1 and other good and valuable consideration, in hand paid, conveys and warrants to the GRANTEE, Klipsun LLC, the following described real property, situated in the County of Skagit, State of Washington:

Lot 16, Block 13, Vernon Heights Second Addition to Mt. Vernon, according to the Plat recorded in Volume 3 of plats, page 62, records of Skagit County, Washington.

Subject to covenants, conditions, restrictions, and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

Tax parcel no. P54639

Commonly known as: 719 N 7th Street, Mount Vernon, Washington 98273

Grantor Signatures:

DATED:

1-22-19

GRANTOR

James J. Murphy
1623 Hoad Road
Washington, Mount Vernon 98273

DATED:

GRANTOR

Diane Murphy

STATE OF ~~WASHINGTON~~ ^{Arizona})
COUNTY OF ~~WHATCOM~~ ^{Pima}) ss.

I certify that I know or have satisfactory evidence that James J. Murphy and Diane Murphy is the person who appeared before me, and said person acknowledged that s/he signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED this 22 day of January, 2019.

Print Name

NOTARY PUBLIC in and for the State of Washington,

Residing at: Arizona

My commission expires: 10/11/20

