

AFTER RECORDING MAIL TO:

Tracey and Melissa Johnson
731 N. 4th Street
Mount Vernon, WA 98273

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-180615-OE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-4577
Oct 30 2020
Amount Paid \$7285.00
Skagit County Treasurer
By Heather Beauvais Deputy

Statutory Warranty Deed

THE GRANTORS GEOFFREY H. ARTHUR and SUSAN RICKETTS-ARTHUR, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **TRACEY JOHNSON and MELISSA JOHNSON, a married couple** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:
Ptn Gov. Lot 9, 19-34-4 E W.M.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): **340419-0-231-0006, P26579**

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 and Escrow Company's Preliminary Commitment No. 01-180615-OE.

Dated October 27, 2020

Geoffrey H. Arthur
Geoffrey H. Arthur

Susan Ricketts-Arthur
Susan Ricketts-Arthur

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Geoffrey H. Arthur and Susan Ricketts-Arthur** is / are the person(s) who appeared before me, and said person(s) acknowledged that he / she / they signed this instrument and acknowledge it to be his / her / their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: October 29th 2020



Karen Ashley
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 Government Lot 9, Section 19, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point on the West side of Fourth Street 272.5 feet South and 30 feet West of the Northeast corner of Section 19;
thence South along the West side of Fourth Street, 50 feet;
thence West 100 feet;
thence North 50 feet;
thence East 100 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.