

AFTER RECORDING MAIL TO:

Tonnie Ellen Pontow and Will Eamonn Turner
1348 Franklin St #A
Bellingham, WA 98225

LAND TITLE AND ESCROW
01-178194-0

Filed for Record at Request of
Hecker Wakefield & Feilberg, P.S.
Escrow Number: 2020558RH

Statutory Warranty Deed

Abbreviated Legal Description: PTN NW SW, 20-34-4

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-4711

Nov 06 2020

Amount Paid \$6725.00

Skagit County Treasurer

By Bridget Ibarra Deputy

Assessor's Tax Parcel Number(s): 340420-0-090-0003/P26784

Additional legal(s) on attached Exhibit A

THE GRANTOR Grooms, 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 ~~Tonnie Ellen Pontow, an unmarried individual and Will Eamonn Turner, an~~
~~unmarried individual~~ as joint tenants with rights of survivorship and not as tenants in common
person and Tonnie E Pontow, an unmarried person,
the following described real estate, situated in the County of Skagit, State of Washington

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Dated October 28, 2020

The Grantors intend to take title as joint tenants with right of survivorship and not as tenants in common.

Tonnie E. Pontow
Tonnie Ellen Pontow

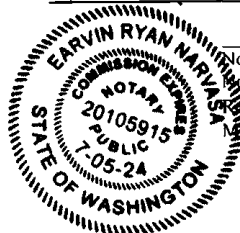
Will Eamonn Turner
Will Eamonn Turner

Grooms, LLC

Rebecca Bomann / SASH MGR Grooms LLC
By: Rebecca Bomann, Director of SASH Inc., a
Washington corporation, Manager

STATE OF Washington)
County of King , SS:

I certify that I know or have satisfactory evidence that Rebecca Bomann
signed this instrument, on oath stated that She is
authorized to execute the instrument and acknowledged it as the Director of SASH, Inc, Manager
of Grooms, LLC, a Washington limited liability company to be the free and voluntary act of such
party for the uses and purposes mentioned in this instrument.

Dated: NOVEMBER 2ND 2020

Notary Signature

Notary Public in and for the State of

Washington

Residing

My appointment

KENT, WANOTARY PUBLIC

EXHIBIT A

Part of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point on the Easterly line of Block 34, "HIGHLAND ADDITION TO MOUNT VERNON," as per plat recorded in Volume 1 of Plats, page 10, records of Skagit County, Washington, which point bears South $19^{\circ}42'$ West along said Easterly line of Block 34, a distance of 80.00 feet from the South line of Washington Street;
thence South $70^{\circ}35'$ East along a line which is parallel to and 80.00 feet distant from said South line of Washington Street a distance of 8.00 feet to the true point of beginning;
thence continuing South $70^{\circ}35'$ East a distance of 130.24 feet to a point on the West line of Ninth Street as deeded to the City of Mount Vernon;
thence South $0^{\circ}29'10''$ East along the West line of Ninth Street a distance of 33.25 feet to a point which is 408.89 feet North of the South line of said Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$;
thence North $84^{\circ}39'42''$ West a distance of 98.5 feet;
thence Westerly to a point which is South $19^{\circ}42'$ West 65.35 feet from the true point of beginning;
thence North $19^{\circ}42'$ East along a line which is parallel to and 8.00 distant from the said Easterly line of Block 34, "HIGHLAND ADDITION TO MOUNT VERNON," a distance of 65.35 feet to the true point of beginning.

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

LET JEP

RB
11-2-2020