



202107020112

07/02/2021 03:20 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

When recorded return to:

James Cotten
1513 Lake Dr
Camano, WA 98282

200821-LT

STATUTORY WARRANTY DEED

THE GRANTOR(S) Abb M. Benton, a married man as his separate property

for and in consideration of TWO HUNDRED FIFTY THOUSAND AND 00/100 Dollars (\$250,000.00
)

in hand paid, conveys, and warrants to **James Cotten, a single man**

the following described real estate, situated in the County Skagit, State of Washington:

For Full Legal See Attached "Exhibit A"

Abbreviated Legal: (Required if full legal not inserted above.)

Lot 1, Blk 6, Rockport WN TGW ptn vacated streets & alleys

Tax Parcel Number(s): 4146-006-001-0003/P75182

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-3048

Jul 02 2021

Amount Paid \$400.50

Skagit County Treasurer

By Josie L Bear Deputy

*****This is NOT the Grantor's primary residence*****

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown Land Title Company's Preliminary Commitment No. 200821-LT.

(attached to Statutory Warranty Deed)

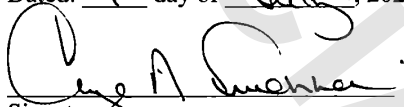
Dated: June 30, 2021


Abb M. Benton

STATE OF WASHINGTON
COUNTY OF SKAGIT

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

Dated: 1 day of July, 2021


Signature

Notary
Title

My appointment expires: 3-7-24

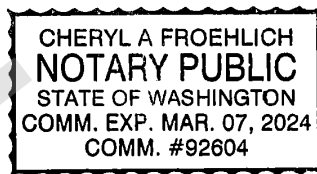


Exhibit A

Lot 1, Block 6, "ROCKPORT, WN.," as per plat recorded in Volume 3 of Plats, page 79, records of Skagit County, Washington.

TOGETHER WITH all of the vacated alley adjacent to and abutting upon said premises which would attach by operation of law, and

TOGETHER WITH the Northwesterly $\frac{1}{2}$ of vacated Edward Street which would attach to said premises by operation of law.

Situate in the County of Skagit, State of Washington.