

**RECORDING REQUESTED BY
LAWYERS TITLE****After recording return to &****Mail Tax Statements To:**Matthew Tassinari and Courtney Lynn King-
Tassinari
901 Crested Butte Blvd,
Mount Vernon, WA 98273**Property Tax ID#:** P125542**File #:** CH21520207**Abbreviated Legal:** LOT 330, SKAGIT
HIGHLANDS DIV V, PH 1

WARRANTY DEED**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF 200.00 and 0/100 DOLLARS
 (\$ 200.00), and other good and valuable consideration, cash in hand paid, the receipt
 and sufficiency of which is hereby acknowledged, on this 6th day of August, 2021,
 MATTHEW TASSINARI, a married man who acquired title as an unmarried man, herein joined by his
 spouse COURTNEY LYNN KING-TASSINARI, whose post office address is 901 Crested Butte Blvd,
 Mount Vernon, WA 98273, hereinafter referred to as "Grantors", do hereby grant, convey and warrant
 unto, MATTHEW TASSINARI and COURTNEY LYNN KING-TASSINARI, husband and wife, as joint
 tenants, with right of survivorship, and not as tenants in common, whose post office address is 901 Crested
 Butte Blvd, Mount Vernon, WA 98273, hereinafter "Grantees", the following lands and property, together
 with all improvements located thereon, lying in the County of Skagit, State of Washington, to-wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Property Tax ID#: P125542

Property Address: 901 Crested Butte Blvd, Mount Vernon, WA 98273

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned
 by Grantors, if any, which are reserved by Grantors.

Real Estate Excise Tax

Exempt

Skagit County Treasurer

By Heather BeauvaisAffidavit No. 2021-3687Date 08/11/2021

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any

TO HAVE AND TO HOLD same unto Grantees and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEES that Grantors are lawfully seized in fee simple of said premises; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and fend the title to the said lands against all claims whatever.

Witness Grantor(s) hand(s) this the 6th day of AUGUST, 2021.

Matthew Tassinari
MATTHEW TASSINARI

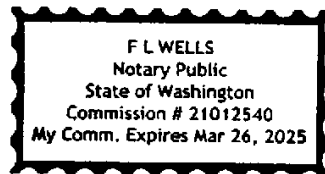
Courtney Lynn King-Tassinari
COURTNEY LYNN KING-TASSINARI

STATE OF Washington

COUNTY OF Skagit

On this day personally appeared before me MATTHEW TASSINARI and COURTNEY LYNN KING-TASSINARI, to me known to be the person described in and who executed the within and foregoing instrument and acknowledged that has signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 6th day of August, 2021.



F. L. Wells
Notary Public residing at Mount Vernon

Printed Name: F. L. Wells
My Commission Expires: 03/26/2025

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

Prepared By:

Leila L. Hale, Esq.
c/o National Deed Network, Inc
36181 East Lake Road #382, Palm Harbor, FL 34685
Phone: 727-493-3841
Bar# 47247

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS:

LOT 330, PLAT OF SKAGIT HIGHLANDS DIVISION V, PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED ON DECEMBER 21, 2006 UNDER AUDITOR'S FILE NO. 200612210067, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Parcel ID: P125542

Commonly known as 901 Crested Butte Blvd, Mount Vernon, WA 98273

ABBREVIATED LEGAL: LOT 330, SKAGIT HIGHLANDS DIV V, PH 1