

202110080075

10/08/2021 11:23 AM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

After Recording Return To:
Skagit Law Group, PLLC
P. O. Box 336
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-4031
OCT 8 2021

Amount Paid \$ 0
Skagit Co. Treasurer
By *CT* Deputy

STATUTORY WARRANTY DEED

GRANTORS: MICHAEL W. WELCH,
a married man as his separate estate
RANDAL A. WELCH,
a married man as his separate estate

GRANTEE: RMW INVESTMENTS, LLC,
a Washington limited liability company

Legal Description:
Abbreviated Form: Ptn NE SE 4-34-2
Additional on Pages: Exhibit "A"

Assessor's Tax Parcel No: 340204-4-001-0200 / P102855
340204-4-001-0005 / P19903

THE UNDERSIGNED GRANTORS, MICHAEL W. WELCH, a married man as his separate estate, and RANDAL A. WELCH, a married man as his separate estate, for and in consideration of the transfer of an interest in real property to a limited liability company in the same pro rata shares as held prior to transfer (mere change in form of ownership), convey and warrant to RMW INVESTMENTS, LLC, a Washington limited liability company, all of Grantors' right, title and interest in and to the following described real estate, situated in the County of Skagit, State of Washington, together with all after-acquired title of the Grantors therein, to-wit:

As hereto attached in Exhibit "A" and by this reference made a part hereof.

SUBJECT TO: Covenants, conditions, reservations, and restrictions of record.

DATED this 6th day of October, 2021.

MICHAEL W. WELCH

RANDAL A. WELCH

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

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

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 6th day of October 2021.

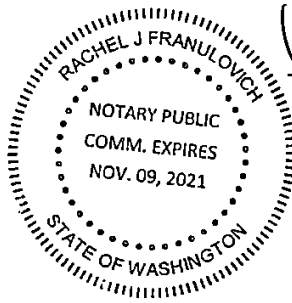


[Signature]
Printed Name RACHEL FRANULOVICH
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 11-09-2021

STATE OF wa }
COUNTY OF skagit } ss.

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

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 6th day of October 2021.



[Signature]
Printed Name RACHEL FRANULOVICH
NOTARY PUBLIC in and for the State of Washington
My Commission Expires 11-09-2021

STATUTORY WARRANTY DEED - 2

Exhibit A
LEGAL DESCRIPTION

PARCEL A:

That portion of the Northeast Quarter of the Southeast Quarter of Section 4, Township 34 North, Range 2 East of the Willamette Meridian, described as follows:

Beginning at the Southeast corner of said Northeast Quarter of the Southeast Quarter;
Thence West 228.6 feet to the point of beginning;
Thence North 417.4 feet;
Thence West 104.4 feet;
Thence South 417.4 feet;
Thence East to the point of beginning;

EXCEPT all that portion lying withing that road commonly known as Stevenson Road.

Situated in Skagit County, Washington.

PARCEL B:

That portion of the Northeast Quarter of the Southeast Quarter of Section 4, Township 34 North, Range 2 East of the Willamette Meridian, described as follows:

Beginning at the Southeast corner of said Northeast Quarter of the Southeast Quarter;
Thence West 330 feet to the true point of beginning;
Thence North 417.4 feet;
Thence West 104.4 feet;
Thence South 417.4 feet;
Thence East to the true point of beginning;

EXCEPT all that portion, if any, lying within property conveyed to Ronald D. Hargett and Marilyn K. Hargett, husband and wife, by deed recorded June 11, 1985, under Auditor's File No. 8506110067, records of Skagit County, Washington;

AND EXCEPT that portion, if any, lying within a tract conveyed to Merrill Thibert by deed recorded September 14, 1970, under Auditor's File NO. 743404, records of Skagit County, Washington.

Situated in Skagit County, Washington.

EXHIBIT "A"