

When recorded return to:

Joseph J. Springer and Allison J. Porter
20202 Cavanaugh Court
Mount Vernon, WA 98274

GNW 21-13431

STATUTORY WARRANTY DEED

THE GRANTOR(S) David M. Lauter, as his separate property, 600 S State St, 404, Bellingham, WA 98225,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Joseph J. Springer and Allison J. Porter, husband and wife

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description: Property 1:
Lot 2 and PTN Lot 1, Blk 5, Broadway Addition to Mount Vernon

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P52407

Dated: 11/17/2021

David M. Lauter

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-5284
Nov 18 2021
Amount Paid \$7925.00
Skagit County Treasurer
By Lena Thompson Deputy

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

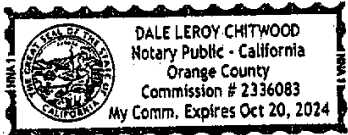
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Orange }

On 17 November 2021 before me, Dale Le Roy Chitwood Notary
Date Here Insert Name and Title of the Officer

personally appeared David Marc Lauter
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Dale Le Roy Chitwood
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: 11/17/2021 Number of Pages: 1

Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name: Signer's Name:

Corporate Officer - Title(s): Corporate Officer - Title(s):

Partner - Limited General Partner - Limited General

Individual Attorney in Fact Individual Attorney in Fact

Trustee Guardian or Conservator Trustee Guardian or Conservator

Other: Other:

Signer is Representing: Signer is Representing:

**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 1510 East Broadway, Mount Vernon, WA 98274
Tax Parcel Number(s): P52407

Property Description:

The East 3 feet of Lot 1 and all of Lot 2, Block 5, BROADWAY ADDITION TO MOUNT VERNON, according to the plat thereof recorded in Volume 6 of Plats, page 7, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

UNOFFICIAL DRAFT DOCUMENT

EXHIBIT B

21-13431-KH

1. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Broadway Addition to Mount Vernon recorded February 17, 1947 as Auditor's File No. 401030.