

202311020042

11/02/2023 11:42 AM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor, WA

When recorded return to:

Emerald Adventures LLC
23506 Bulson Road
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20238646

Nov 02 2023

Amount Paid \$8903.40
Skagit County Treasurer
By Lena Thompson Deputy

GNW 23-19341

BARGAIN AND SALE DEED

THE GRANTOR(S)

Banner Bank, successor in interest to Skagit State Bank Inc., a Washington Corporation

for and in consideration of

FIVE HUNDRED FIFTY THREE THOUSAND AND 00/100 (\$553,000.00) DOLLARS

in hand paid, bargains, sells, and conveys to

Emerald Adventures LLC, a Washington Limited Liability Company

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

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

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

Ptn. Lots 1-2 Block 7 Riverside Add to Mount Vernon

Tax Parcel Number(s): P54176/3755-007-002-0004

Dated: October 26, 2023

Banner Bank, successor in interest to Skagit State Bank Inc., a Washington Corporation

By: R. Shane Correa
R. Shane Correa, Authorized Signor

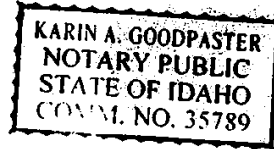
Idaho ^{esc}
STATE OF WASHINGTON
COUNTY OF SKAGIT Idaho ^{esc}

This record was acknowledged before me on 27th day of October, 2023 by R. Shane Correa,
Authorized Signor of Banner Bank, successor in interest to Skagit State Bank.

Karin A. Goodpaster
Signature

Asst Branch Mgr.
Title

My commission expires: 4-1-25



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 901 Cleveland Avenue, Mount Vernon, WA 98273
Tax Parcel Number(s): P54176/3755-007-002-0004

Property Description:

The North 85 feet of Lots 1 and 2 (as measured along the East line of said Lot 2) Block 7 "RIVERSIDE
ADDITION TO THE TOWN OF MOUNT VERNON" as per plat recorded in Volume 3 of Plats, Page 24, records
of Skagit County, Washington, EXCEPT that portion, if any, lying with the right-of-way of Skagit County Dike
District No. 3.