

AFTER RECORDING MAIL TO:

Wesley Mitchell Allen and Jillian Noelle Melo
5250 Razor Peak Drive
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20240706
May 23 2024
Amount Paid \$8325.00
Skagit County Treasurer
By BELEN MARTINEZ Deputy

Filed for Record at Request of:
First American Title Insurance Company

Space above this line for Recordors use only

Chicago Title
620056110

STATUTORY WARRANTY DEEDFile No: **4243-4160306 (MMS)**

May 17, 2024

Grantor(s): **Mario Ruiz and Amber Ruiz, who acquired title as Amber Dietz, a married couple**

Grantee(s): **Jillian Noelle Melo and Wesley Mitchell Allen, a married couple**
Abbreviated Legal: **LT 269, "PLAT OF SKAGIT HIGHLANDS DIV V (PH 1)", REC 200612210067**

Additional Legal on page: **1**Assessor's Tax Parcel No(s): **P125481 / 4915-000-269-0000**

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THE GRANTOR(S) Mario Ruiz and Amber Ruiz, who acquired title as Amber Dietz, a married couple for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys and warrants to **Jillian Noelle Melo and Wesley Mitchell Allen, a married couple**, the following described real estate, situated in the County of Skagit, State of Washington.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

LOT 269 "PLAT OF SKAGIT HIGHLAND S DIVISION V (PHASE 1)", AS PER PLAT RECORDED ON DECEMBER 21, 2006, UNDER AUDITOR'S FILE NO. 200612210067, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON

Subject To: 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.

File No.: 4243-4160306 (MMS)


Mario Ruiz


Amber Ruiz

This record was acknowledged before me on 5/17/24 by **Mario Ruiz and Amber Ruiz**



Notary Public
My commission expires: 8/27/25