

202412270050

12/27/2024 01:34 PM Pages: 1 of 4 Fees: \$306.50
Skagit County Auditor, WA

When recorded return to:

920 S 2nd LLC
PO Box 547
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20243415

Dec 27 2024

Amount Paid \$11128.40
Skagit County Treasurer
By Lena Thompson Deputy

GNW 24-21493

STATUTORY WARRANTY DEED

THE GRANTOR(S) Mount Vernon School District No. 320, a Washington municipal corporation Inc., a Washington Corporation, 124 East Lawrence Street, Mount Vernon, WA 98273,

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to 920 S 2nd LLC, a Washington Limited Liability Company

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.

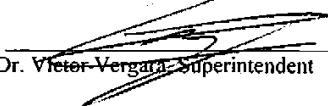
Abbreviated legal description: Property 1:
Lots 7 & 8, Block 5, RIVERSIDE ADDITION TO THE TOWN OF MOUNT VERNON

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): P54173

Dated: 12/13/24

Mount Vernon School District No. 320, a Washington municipal corporation Inc., a Washington Corporation

By: 
Dr. Victor Vergara, Superintendent

Statutory Warranty Deed
LPB 10-05

Order No.: 24-21493-KH

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STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 13th day of December, 2024 by ~~Chris Johnson~~ of Mount Vernon School District No. 320, a Washington municipal corporation and Dr. Victor Vergara, Superintendent of Mount Vernon School District No. 320, a Washington municipal corporation as and Superintendent of Mount Vernon School District No. 320, a Washington municipal corporation.

[Signature]
(Signature of notary public)
Stamp

Notary
(Title of office)

My commission expires:

2-21-26

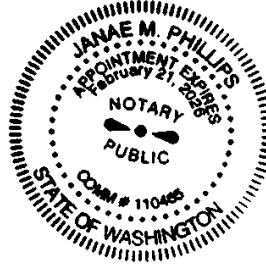


EXHIBIT A
LEGAL DESCRIPTION

Property Address: 920 South 2nd Street, Mount Vernon, WA 98273

Tax Parcel Number(s): P54173

Property Description:

Lots 7 and 8, Block 5, RIVERSIDE ADDITION TO THE TOWN OF MOUNT VERNON, as per plat recorded in Volume 3 of Plats, page 24, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

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EXHIBIT B

24-21493-KH

9. 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 Survey recorded on November 7, 2001 as Auditor's File No. 200111070095.

Statutory Warranty Deed
LPB 10-05

Order No.: 24-21493-KH

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