

AFTER RECORDING MAIL TO:
Chance Shaffner
1019 Longview Avenue
Anacortes, WA 98221



200506020017
Skagit County Auditor

6/2/2005 Page 1 of 1 9:05AM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 115478-PAE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): TRI Properties LLC and DUO Properties, L.L.C.
Grantee(s): Chance Shaffner
Abbreviated Legal: W ptn Lots 1-3, Blk. 2, Seattle Syndicate 1st Add.
Assessor's Tax Parcel Number(s): P58768/3813-002-003-0004

THE GRANTOR TRI Properties LLC, a Washington Limited Liability Company as to an undivided 1/2 interest, and DUO Properties, L.L.C., a Washington Limited Liability Company as to an undivided 1/2 interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Chance Shaffner, a married person as his separate estate the following described real estate, situated in the County of Skagit, State of Washington. The West 45 feet of Lots 1 and 2, and the West 50 feet of Lot 3, Block 2, "SEATTLE SYNDICATE'S FIRST ADDITION TO THE CITY OF ANACORTES, WASH.," as per plat recorded in Volume 1 of Plats, page 25, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

SUBJECT TO: N/A

Dated June 1, 2005

J Schroeder
TRI Properties LLC
J Schroeder
DUO Properties, L.L.C.

2797
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 02 2005
Amount Paid \$ 2581.00
Skagit Co. Treasurer
By *BR* Deputy

STATE OF Washington
County of Skagit

I certify that I know, or have satisfactory evidence J. Schroeder } SS:

me, and said person he acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument and is managing owner of TRI Properties, LLC and Duo Properties, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 6/1/05

S Smith
Sandi Smith
Notary Public in and for the State of Washington
Residing at Decatur Island
My appointment expires: 4/28/2007

