

AFTER RECORDING MAIL TO:
Richard P. Davis and June A. Davis
386 NW Fairhaven Drive
Oak Harbor, WA 98277



200601240016
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 119377-PE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Theo Investments, L.L.C.
Grantee(s): Richard P. Davis and June A. Davis
Abbreviated Legal: Lot 11, Skagit Sunset #1
Assessor's Tax Parcel Number(s): 4653-000-011-0000, P108085

THE GRANTOR THEO INVESTMENTS, L.L.C., a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RICHARD P. DAVIS and JUNE A. DAVIS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 11, "PLAT OF SKAGIT SUNSET DIV. NO. 1," as per plat recorded in Volume 16 of Plats, pages 49 and 50, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 119377-PE.

337
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated January 18, 2006

JAN 24 2006

Theo Investments, L.L.C.

By: George J. Theodoratus
By: George J. Theodoratus, Manager

Amount Paid \$
Skagit Co. Treasurer
By Lois Theodoratus
Deputy

By: Lois Theodoratus
By: Lois Theodoratus, Manager

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence George J. Theodoratus & Lois Theodoratus are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated They are authorized to execute the instrument and Are Managers of Theo Investments, L.L.C. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: January 23, 2006

Carrie Huffer
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 12/31/2007

CARRIE HUFFER
STATE OF WASHINGTON
NOTARY - - PUBLIC
MY COMMISSION EXPIRES 12-31-07