

When recorded return to:

Mr. and Mrs. Michael A. James
4309 Sunray Court
Mount Vernon, WA 98274



201305160128

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 146192-OE

Skagit County Auditor \$72.00
5/16/2013 Page 1 of 1 3:30PM

Grantor: Landed Gentry Custom Home Group, LLC
Grantee: Michael A. James and Nancy J. James

LAND TITLE OF SKAGIT COUNTY **Statutory Warranty Deed**

146192-09

THE GRANTOR LANDED GENTRY CUSTOM HOME GROUP, LLC, 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 MICHAEL A. JAMES and NANCY J. JAMES, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 63, Montreaux.

Tax Parcel Number(s): 4935-000-063-0000, P126456

Lot 63, "PLAT OF MONTREAU, PHASE 1," as per plat recorded on July 23, 2007, under Auditor's File No. 200707230124, records of Skagit County, Washington.

Situate in the City of Mount Vernon, 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. 146192-OE.

Dated May 13, 2013

Landed Gentry Custom Home Group, LLC

Kendra Decker
By: Kendra Decker, Manager

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20131810
MAY 16 2013

Amount Paid \$ 5,378.82
Skagit Co. Treasurer
By man Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Kendra Decker

Kendra Decker the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated She is authorized to execute the instrument and is Manager of Landed Gentry Custom Home Group, LLC, a Washington* to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

*limited liability company

Dated: May 15th 2013



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2014