

AFTER RECORDING MAIL TO:
Mr. Peter Downing
5404 Sunset Ave
Anacortes, WA 98221



Skagit County Auditor \$73.00
4/16/2014 Page 1 of 2 8:51AM

Filed for Record at Request of
Hecker Wakefield & Feilberg, P.S.
Escrow Number: 2014031RH

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

Assessor's Tax Parcel Number(s): 3808-000-003-0005 P58109

THE GRANTOR Leslie Seaman, Personal Representative of The Estate of Dorothy Anne Heath Austin, who was also shown of record as Dorothy Austin Mudd, Deceased, Superior Court of The State of Washington, King County, Superior Court Probate Cause No. 11-4-01712-2SEA, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Peter Downing, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington;

TRACT 2 AND THE WEST 1/4 OF TRACT 3, "PLAT OF NORMAN & WOOD'S SUB-DIVISION," AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 56, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON.

Subject to easements, restrictions, reservations, covenants, and conditions of record as shown on attached Exhibit A, by this reference made a part hereof.

Dated April 9, 2014

The Estate of Dorothy Austin Mudd, Deceased

Leslie Seaman - Personal Representative
By: Leslie Seaman, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2014 1233
APR 16 2014

STATE OF WASHINGTON }
County of SAN JUAN } SS:

Amount Paid \$ 3031.⁰⁰
Skagit Co. Treasurer
By MAM Deputy

I certify that I know or have satisfactory evidence that LESLIE SEAMAN signed this instrument, on oath stated that SHE IS authorized to execute the instrument and acknowledged it as the PERSONAL REPRESENTATIVE of THE ESTATE OF DOROTHY AUSTIN MUDD to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 4/10/2014



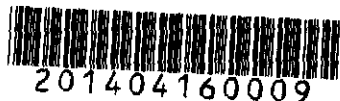
Gail Palmer
Notary Signature
Notary Public in and for the State of WASHINGTON
Residing ORCA5
My appointment 5-6-17

EXHIBIT A

GRANTEE HEREIN IS PROHIBITED FROM CONVEYING THIS PROPERTY FOR ANY SALES PRICE FOR A PERIOD OF 30 DAYS FROM THE RECORDING DATE OF THIS DEED. AFTER THIS 30-DAY PERIOD, GRANTEE IS FURTHER PROHIBITED FROM CONVEYING THE PROPERTY FOR A SALES PRICE OF GREATER THAN \$204,000.00 UNTIL 90 DAYS FROM THE RECORDING DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO THE GRANTEE.



AS



Skagit County Auditor

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8:51AM

\$73.00