AFTER RECORDING MAIL TO:

201409290053

Skagit County Auditor 9/29/2014 Page

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\$73.00 2 10:41AM

Keith D. Sanders and Stacy L. Sanders 1448 Barrell Springs Road Bellingham, WA 98229

Filed for Record at Request of:
First American Title Insurance Company

Space above this line for Recorders use only

GUARDIAN NORTHWEST TITLE CO.

108210-1

STATUTORY WARRANTY DEED

File No: 4272-2319523 (HL)

Date: September 25, 2014

Grantor(s): Brian Atkins and Erin Atkins

Grantee(s): Keith D. Sanders and Stacy L. Sanders

Abbreviated Legal: Section 12, Township 36 North, Range 3 East, Ptn. of SW of NE, Tract

2 Revised S.P.

Additional Legal on page:

Assessor's Tax Parcel No(s): P47784 3603D 1-011-0303

THE GRANTOR(S) Brian Atkins and Erin Atkins, husband and wife for and in consideration of Ten Dollars and other Good and Valuable Consideration, in hand paid, conveys, and warrants to Keith D. Sanders and Stacy L. Sanders, husband and wife, the following described real estate, situated in the County of Skagit, State of Washington.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

Tract 2 of Short Plat No. 513-80 (Revised), located in Section 12, Township 36 North, Range 3 East, W.M. approved November 13, 1980, recorded November 14, 1980, in Volume 5 of Short Plats, page 1, under Auditor's File No. 8011140004, records of Skagit County, Washington; EXCEPT the South 5 feet as deeded to Skagit County for road purposes by Deed recorded October 24,1980, under Auditor's File No. 8010240001.

Situate in State of Washington, County of Skagit.

Subject To: 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.

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX

20143670 SEP **29** 2014

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LPB 10-05

Amount Paid \$ 5, 523 . The Skagit Co. Treasurer

By Number Deputy

APP F	
APN:	DATTOA
MT 31.	F 300 / O1

Statutory Warranty Deed - continued

File No.: 4272-2319523 (HL)

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Erin Atkins

STATE OF

Washington

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COUNTY OF

Whatcom!

I certify that I know or have satisfactory evidence that Brian Atkins and Erin Atkins, is/are)the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated:

Heather Ledray

Notary Public in and for the State of Washington

Residing at: Bellingham

My appointment expires: 8-14-16

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\$73.00

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210:41AM