



201505290061

Skagit County Auditor \$73.00
5/29/2015 Page 1 of 2 10:45AM

When recorded return to:
Huston Properties, LLC
24238 Alexander St
Sedro Woolley WA 98284

Recorded at the request of:
Guardian Northwest Title
File Number: 109319

Statutory Warranty Deed

109319

GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Grandview North 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 Huston Properties, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Section 23, Township 35 North, Range 4 East; Ptn. SW NE aka Lot B SW-02-996

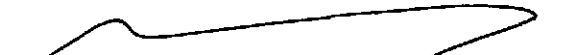
Tax Parcel Number(s): P120073, 350423-1-006-0200

Lot "B" of SW SP 02-996, recorded December 30, 2002, under Auditor's File No. 200212300186, records of Skagit County, Washington, and being a Portion of the Southwest 1/4 of the Northeast 1/4 of Section 23, Township 35 North, Range 4 East, W.M.

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, as per Exhibit "A" attached hereto

Dated 3/29/2015

Grandview North LLC


By: Scott Wammack, Managing Member


SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20151937
MAY 29 2015

Amount Paid \$ 4,455.⁰⁰
Skagit Co. Treasurer
By MAM Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Scott Womack is the person who appeared before me, and said person acknowledged that signed this instrument and acknowledged it as the of , to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 52815



Katie Hickok
Notary Public in and for the State of Washington
Residing at , Washington
My appointment expires: 1/07/2019

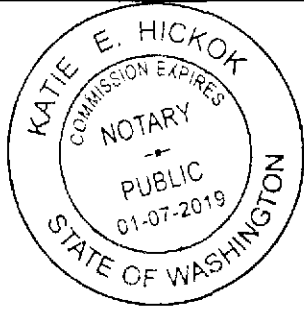


Exhibit A

EXCEPTIONS:

A. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Short Plat SW-01-85
Recorded: June 14, 1985
Auditor's No.: 8506140021

B. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Short Plat SW 02-996
Recorded: December 30, 2002
Auditor's No.: 200212300186

C. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Energy, Inc., formerly Puget Sound Power & Light Co.
Dated: October 4, 2001
Recorded: October 16, 2001
Auditor's No.: 200110160053
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines and related facilities.