

When recorded return to:
John Thomas Gear, III
610 N 15th Street
Mount Vernon, WA 98273



Skagit County Auditor \$74.00
6/9/2017 Page 1 of 2 1:43PM

Filed for record at the request of:
Fidelity National Title

COMPANY OF WASHINGTON, INC.
2910 Colby Ave., Suite 100
Everett, WA 98201-4075

CHICAGO TITLE
020030872

Escrow No.: 611157957

STATUTORY WARRANTY DEED

THE GRANTOR(S) 15th Street Good LLC, a Washington limited liability company for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys, and warrants to John Thomas Gear, III, an unmarried man

the following described real estate, situated in the County of Skagit, State of Washington:
Lot 16, Block 2, MOUNT VERNON HEIGHTS ADDITION, according to the plat thereof recorded in Volume 5 of Plats, page 47, records of Skagit County, Washington.
Situated in Skagit County, Washington

Subject to: Second Half 2017 Real Estate Taxes.
Subject to: Easements, Restrictions, Covenants, Conditions, Rights, Reservations, Notes, Dedications and Agreements of Public Record
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P53895/37470020160000

Dated: June 2, 2017

15th Street Good LLC
BY: *Dale E. Wilms*
Dale E. Wilms General Manager/Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20172544
JUN 09 2017
Amount Paid \$ 3921.00
Skagit Co Treasurer
By *Man* Deputy

STATUTORY WARRANTY DEED

(continued)

State of WA

County of Island

I certify that I know or have satisfactory evidence that Dale E Wilms

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Member of 15th Street Good LLD to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: June 4th, 2017

Anna K Stanard
Name: Anna K Stanard
Notary Public in and for the State of WA
Residing at: Stanwood
My appointment expires: 05-29-19

