



201901250068

01/25/2019 03:26 PM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

AFTER RECORDING MAIL TO:

Just Flipping Investors, LLC
23588 Cooma Pl.
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2019205

JAN 25 2019

Land Title and Escrow

01-170366-
f

Amount Paid \$ 4,152.40
Skagit Co. Treasurer
By *Mon* Deputy

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

Space above this line for Recorders use only

STATUTORY WARRANTY DEED

File No: 4221-3166033 (AS)

Date: January 16, 2019

Grantor(s): Sean T. Childers

Grantee(s): Just Flipping Investors, LLC

Abbreviated Legal: The West 100 feet of the North 135 feet of the South 1/2 of the West 1/2 of Lot 69, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Additional Legal on page:

Assessor's Tax Parcel No(s): P62755/3867-000069-1101

THE GRANTOR(S) Sean T. Childers, an unmarried person for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Just Flipping Investors, LLC**, 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:

The West 100 feet of the North 135 feet of the South 1/2 of the West 1/2 of Lot 69, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington.
Situate in the County of Skagit, State of Washington.

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.

