

201908050118

08/05/2019 02:21 PM Pages: 1 of 5 Fees: \$107.50  
Skagit County Auditor, WA

**When recorded return to:**  
Alexander Gentry and Gavin Gentry  
321 Avon Avenue  
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2019-3291  
Aug 05 2019  
Amount Paid \$5309.40  
Skagit County Treasurer  
By Marilyn Martich Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620039224

**CHICAGO TITLE**  
020039224

### STATUTORY WARRANTY DEED

THE GRANTOR(S) 321 Avon Ave, LLC, a Washington limited liability company  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Alexander Gentry, an unmarried person and Gavin Gentry, an  
unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Lot(s): 16 and 17 Block: 88 AMENDED PLAT OF BURLINGTON

Tax Parcel Number(s): P71887 / 4076-088-017-0007

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

**STATUTORY WARRANTY DEED**  
(continued)

Dated: July 25, 2019

321 Avon Ave, LLC

BY: [Signature]  
Robert Davis  
Member

BY: [Signature]  
Kekoa-Michael Lwin  
Member

State of WA  
County of King

I certify that I know or have satisfactory evidence that Kekoa-Michael Lwin

(s)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 321 Avon Avenue LLC, a WA Limited Liability Company to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 26, 2019

[Signature]  
Name: Catherine Macchio  
Notary Public in and for the State of WA  
Residing at: Issaquah  
My appointment expires: 9/5/21



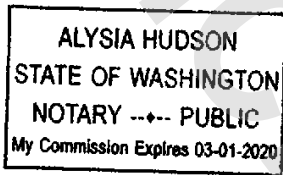
ACKNOWLEDGMENT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:  
Statutory Warranty Deed

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Robert Davis

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 321 Avon Ave, LLC, a Washington Limited Liability Company to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 29, 2019



Alysia Hudson  
Name: Alysia Hudson  
Notary Public in and for the State of Washington  
Residing at: Arlington  
My appointment expires: 03.01.2020

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P71887 / 4078-088-017-0007**

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LOTS 16 AND 17 IN BLOCK 88, AMENDED PLAT OF BURLINGTON, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED IN VOLUME 3 OF PLATS, PAGE 17, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
Exceptions

1. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
2. City, county or local improvement district assessments, if any.
3. Assessments, if any, levied by City of Burlington.