

**AFTER RECORDING MAIL TO:**

**Mr. and Mrs. Larry Welch  
PO Box 633  
Stanwood, WA 98292**

**Filed for Record at Request of:  
Land Title & Escrow Island County  
Escrow No.: 05-177713-OE  
Title Order No.: 05-177713-OE**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2020-1560  
May 04 2020  
Amount Paid \$2565.00  
Skagit County Treasurer  
By Marissa Guerrero Deputy

**BARGAIN AND SALE DEED**

**THE GRANTORS** Columbia State Bank, as to an undivided 21.4% interest, Padilla Financial LLC, as to an undivided 30% interest, Mountain Pacific Bank, as to an undivided 33.4% interest and Padilla Bay LLC, as to an undivided 15.2% interest, as tenants in common or and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, in hand paid, bargains, sells, and conveys to **LARRY WELCH and MARY WELCH**, a married couple the following described estate, situated in the County of Skagit, State of Washington:

Lot 2, "SARATOGA PASSAGE VIEW C.A.R.D. PL 06-0107," approved April 14, 2009, recorded June 10, 2009, under Auditor's File No. 200906100089, with Affidavit of Minor Correction of Survey being recorded August 28, 2009, under Auditor's File No. 200908280052; being a portion of Sections 4, 9 and 10, Township 33 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): P130345, 4986-000-002-0000

The Grantors for themselves and for their successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantors and not otherwise, they will forever warrant and defend the said described real estate.

Dated: April 29, 2020

Padilla Financial LLC

Padilla Bay LLC

By: Benjamin P. Paulus, Manager

By: Benjamin P. Paulus, Manager

Mountain Pacific Bank

Columbia State Bank

By: Kirby R. Duncan, Executive Vice President And CCO

By: Robert M.D. Draper, Senior Vice President

STATE OF Washington  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Benjamin P. Paulus is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Manager of Padilla Financial, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

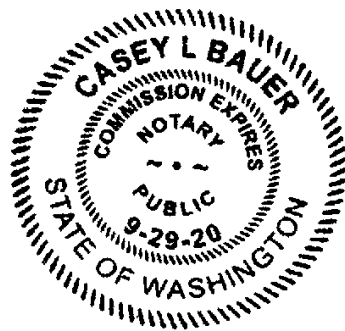
Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF Washington  
COUNTY OF Snohomish } SS:

I certify that I know or have satisfactory evidence that Kirby R. Duncan is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Executive Vice President And CCO of Mountain Pacific Bank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 4.29.2020

Casey L. Bauer  
Notary Name Printed: Casey L. Bauer  
Notary Public in and for the State of Washington  
Residing Lake Stevens  
My appointment expires: 9.29.2020



Padilla Financial LLC

Padilla Bay LLC

By: Benjamin P. Paulus, Manager

By: Benjamin P. Paulus, Manager

Mountain Pacific Bank

Columbia State Bank

By: Kirby R. Duncan, Executive Vice President And  
CCO

By: Robert M. Draper, Senior Vice President

STATE OF Washington }  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Benjamin P. Paulus is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Manager of Padilla Financial, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF Washington }  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Kirby R. Duncan is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Executive Vice President And CCO of Mountain Pacific Bank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

Padilla Financial LLC  
By: Benjamin P. Paulus, Manager

Padilla Bay LLC  
By: Benjamin P. Paulus, Manager

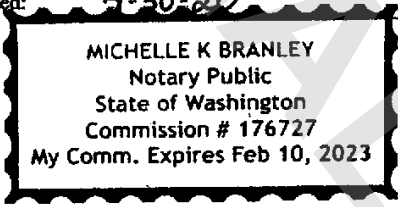
Mountain Pacific Bank  
By: Kirby R. Duncan, Executive Vice President And CCO

Columbia State Bank  
By: Robert M.D. Draper, Senior Vice President

STATE OF Washington  
COUNTY OF King } SS:

I certify that I know or have satisfactory evidence that Benjamin P. Paulus is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Manager of Padilla Financial, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 4-30-20



Michelle K. Branley  
Notary Name Printed: Michelle K Branley  
Notary Public in and for the State of Washington  
Residing Seattle  
My appointment expires: February 10, 2023

STATE OF Washington  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Kirby R. Duncan is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Executive Vice President And CCO of Mountain Pacific Bank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF Washington  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Benjamin P. Paulus is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Manager of Padilla Bay, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

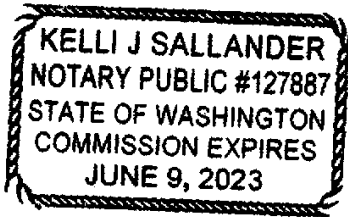
Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

STATE OF Washington  
COUNTY OF Pierce } SS:

I certify that I know or have satisfactory evidence that Robert M. Draper is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Senior Vice President of Columbia State Bank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: April 30, 2020

Kelli Sallander  
Notary Name Printed: Kelli J. Sallander  
Notary Public in and for the State of Washington  
Residing Tacoma, WA  
My appointment expires: 6-9-23

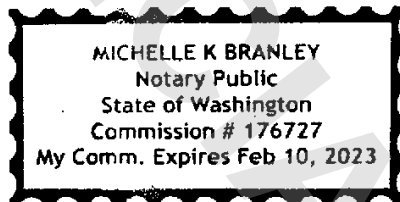


STATE OF Washington  
COUNTY OF King } SS:

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Dated: 4-30-20

Michelle K. Branley  
Notary Name Printed: Michelle (K) Branley  
Notary Public in and for the State of Washington  
Residing Seattle  
My appointment expires: February 10, 2023



STATE OF Washington  
COUNTY OF \_\_\_\_\_ } SS:

I certify that I know or have satisfactory evidence that Robert M.D. Draper is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument as Senior Vice President of Columbia State Bank to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

\_\_\_\_\_  
Notary Name Printed: \_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing \_\_\_\_\_  
My appointment expires: \_\_\_\_\_