

When recorded return to:

Ari Ortiz-Marin
1519 E Fowler
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-1403

Apr 01 2021

Amount Paid \$6325.00
Skagit County Treasurer
By Chelsea Stalcup Deputy

GNW 21-9574

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jeffery Allan Wetsch, as his separate estate, 469 Spring Lane, Sedro-Woolley, WA 98284,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Ari Ortiz-Marin, an unmarried person

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description: Property 1:
Ptn. Lot 5, Block 2, PATCHEN'S SECOND ADD.

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 described in Exhibit "B" attached hereto

Tax Parcel Number(s): P54108

Dated: April 01, 2021

Jeffery Allan Wetsch
Jeffery Allan Wetsch

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Jeffrey Allan Wetsch is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 01 day of April, 2021

Crystal Deighton
Signature

Escrow Assistant
Title

My appointment expires: 10-13-2024



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 1519 E Fowler, Mount Vernon, WA 98273
Tax Parcel Number(s): P54108

Property Description:

Lot 5, Block 2, PATCHEN'S SECOND ADDITION TO MOUNT VERNON, according to the plat thereof recorded in Volume 7 of Plats, page 3, records of Skagit County, Washington;

EXCEPT the West 10 feet thereof

Situated in Skagit County, Washington.

EXHIBIT B

21-9574-KH

1. 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: Patchen's Second Addition to Mount Vernon

Recorded: May 29, 1951

Auditor's No.: 461485

Statutory Warranty Deed
LPB 10-05

Order No.: 21-9574-KH

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