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10/31/2022 01:34 PM Pages: 1 of 1 Fees: \$203.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2022 4425

OCT 31 2022

Amount Paid \$ 0
Skagit Co. Treasurer
By *AS* Deputy

After Recording Mail To:
Andrew C. Schuh
1204 Cleveland Avenue
Mount Vernon, WA 98273

BARGAIN AND SALE DEED

THE GRANTORS, Frank G. Atkinson and Suellen G. Atkinson, husband and wife, in consideration of \$10.00, in hand paid, bargain, sell, and convey to Frank G. Atkinson and Suellen Gabriel Atkinson, as Co-Trustees of The Frank and Suellen Atkinson Revocable Trust dated September 22, 2022, the following described 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:

Lot 223, Plat of "NOOKACHAMP HILLS PUD PHASES 3 AND 4, PL07-0870", as per plat recorded as Skagit County Auditor's File No. 200807240089, records of Skagit County, 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.

Tax Parcel Number(s): 4077-135-010-0200 / P72205

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, though, or under said Grantor and not otherwise, they will forever warrant and defend the said described real estate.

Dated: September 22, 2022

Frank G. Atkinson

Frank G. Atkinson

Suellen G. Atkinson

Suellen G. Atkinson

State of Washington)
) ss
County of Skagit)

I certify that I know or have satisfactory evidence that Frank G. Atkinson and Suellen G. Atkinson are the persons who appeared before me, acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes in the instrument.

DATED: 9/22, 2022

Andrew C. Schuh

Andrew C. Schuh, Notary Public
My commission expires: 1-29-26

