



202301090064

01/09/2023 02:41 PM Pages: 1 of 4 Fees: \$256.50
Skagit County Auditor

Document Title: Statutory Warranty Deed

Reference Number :

Grantor(s): additional grantor names on page ____.

1. Reinvestments LLC

2.

Grantee(s): additional grantee names on page ____.

1. Meriel Greeff

2. Kevin Greeff

Abbreviated legal description: full legal on page(s) ____.

Section 25, Township 34 North, Range 4 East
NE SW

Assessor Parcel / Tax ID Number: additional tax parcel number(s) on page ____.

D27805

I, Tamara McCoy, am hereby requesting an emergency non-standard recording for an additional fee provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document. Recording fee is \$203.50 for the first page, \$1.00 per page thereafter per document. In addition to the standard fee, an emergency recording fee of \$50.00 is assessed. This statement is to become part of the recorded document.

Signed Tamara McCoy Dated 1/9/23
managing member
Re Investments LLC

When recorded return to:
Meriel and Austin Grell
16774 W Big Lake Blvd
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20235143
JAN 09 2023
Amount Paid \$ 4,022.60
Skagit Co. Treasurer
By KO Deputy

Statutory Warranty Deed

THE GRANTOR, REINVESTMENTS, LLC, a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Meriel and Kevin Austin Grell, wife and husband the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
SECTION 25, TOWNSHIP 34 NORTH, RANGE 4 EAST, NE SW

For Full Legal See Attached Exhibit "A"

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 Numbers P27805

Dated: 1/9/23

[Signature]
ReInvestments, LLC
Michael McCoy, Managing Member

[Signature]
ReInvestments, LLC
Tamara McCoy, Managing Member

STATE OF Washington
COUNTY OF Skagit, SS:

I certify that I know or have satisfactory evidence that Michael McCoy, Managing Member, ReInvestments, LLC and Tamara McCoy, Managing Member, ReInvestments, LLC are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as the of to be the free and voluntary act of such parties for the uses and purposes mentioned in this instrument.

Dated: 1/9/2023
[Signature]

Printed Name Jacob I. Matson

Notary Public in and for the State of Washington

Residing at: 1700 Union Ave Mount Vernon

My appointment expires: 10/22/2024

NOTARY PUBLIC
STATE OF WASHINGTON
JACOB I. MATSON
Lic. No 139176
My Appointment Expires
OCTOBER 22, 2024

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 16774 W Big Lake Blvd, Mount Vernon, WA 98274

Tax Parcel Numbers: P27805

(TAX 10A) THAT PORTION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHWEST CORNER OF SAID SUBDIVISION; THENCE NORTH ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE SOUTHWEST 1/4, 65.6 FEET; THENCE NORTH 66 DEGREES 84' EAST, 306.25 FEET TO THE WEST LINE OF THE COUNTY ROAD; THENCE SOUTHERLY ALONG THE WEST LINE OF SAID ROAD 206 FEET, MORE OR LESS, TO THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THENCE WEST TO THE PLACE OF BEGINNING; EXCEPT THE SOUTH 10 FEET AS CONVEYED TO SKAGIT COUTNY FOR ROAD PURPOSES BY DEED DATES JUNE 7, 1947, RECORDED JUNE 9, 1947 UNDER AUDITOR'S FILE NUMBER 405333, ALSO EXCEPT MINERAL RIGHTS

EXHIBIT B**EXCEPTIONS:****A. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:**

Executed By: W.M. Lindsay and Emma S. Lindsay, husband and wife
Recorded: January 12, 1899
Auditor's No: 29659 (Volume 36 of Deeds, page 255)
As Follows:

"All coal and other minerals with the right to remove the same are hereby reserved and excepted from this conveyance."

B. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Skagit County Sewer District No. 2
And William O. Pearson
Dated: September 10, 1981
Recorded: October 12, 1981
Auditor's No.: 8110120030
Regarding: Sewer line

C. LOT CERTIFICATION, INCLUDING THE TERMS AND CONDITIONS THEREOF REFERENCE TO THE RECORD BEING MADE FOR FULL PARTICULARS. THE COMPANY MAKES NO DETERMINATION AS TO ITS AFFECTS.

Recorded: August 10, 2001
Auditor's No.: 200108100001