UNOFFICIAL DOCUMENT

When recorded return to:
Dave Luecke and Diane Van Ackeren
2114 Pennsylvania Court
Anacortes, WA 98221

201306060032
Skagit County Auditor
6/6/2013 Page 1 of 1 9:58AM
$72.00

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 146573-OAE

Grantor: Penn Court Holdings LLC
Grantee: Dave Luecke and Diane Van Ackeren
Tax Parcel Number(s): P125677/4916-000-001-0000
Abbreviated Legal: Lot 1 & Ptn Lot 2, Eagle Ridge, AF #200701110039.

LAND TITLE OF SKAGIT COUNTY
146573-OAE

Statutory Warranty Deed

THE GRANTOR(S) PENN COURT HOLDINGS 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 **DAVID LUECKE AND DIANE VAN ACKEREN, HUSBAND AND WIFE GRANTEE(S)** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Lot 1 and the Easterly 5 feet of Lot 2, PLAT OF EAGLE RIDGE," now known as "Keystone," as per plat recorded January 11, 2007 under Auditor's File No. 200701110039, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 146573-OAE.

Dated **June 3, 2013**

Penn Court Holdings LLC
By: Louis Wallenberg, Manager

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20132115
JUN 06 2013
Amount Paid $ 7,748.00
Skagit Co. Treasurer
By Deputy

STATE OF **Washington** }
County of **Skagit** }, **SS:**

I certify that I know or have satisfactory evidence that Louis Wallenberg signed this instrument, on oath stated that He is authorized to execute the instrument and acknowledged it as the Manager of Penn Court Holdings, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 6/5/13

JENNIFER J LIND NOTARY PUBLIC STATE OF WASHINGTON My Comm. Expires Oct. 01, 2014 No. 29535

Notary Public in and for the State of Washington
Residing at Bow
My appointment expires: 10/01/14

LPB 10-05(i-l)
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