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Electronically Recorded

Pierce County, WA ACLARK1

07/17/2020 2:28 PM

Pages: 2 Fee: \$104.50

TICOR 70142446

When recorded return to:

Travis Wood
 Livable Land, LLC
 291 North Hubbards Lane, Suite 172 Box 217
 Louisville, KY 40207

STATUTORY WARRANTY DEED

THE GRANTOR(S) The Heirs and Devisees of Michael L. Sanderson, deceased for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Livable Land, LLC, a Kentucky limited liability company

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

LOT 53, MAPLE ACRES DIVISION TWO, ACCORDING TO THE PLAT THEREOF, RECORDED IN BOOK 47 OF PLATS, PAGE(S) 27 AND 28, RECORDS OF PIERCE COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF PIERCE, STATE OF WASHINGTON.

Abbreviated Legal: (Required if full legal not inserted above.)


Tax Parcel Number(s): 549290-0530,

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

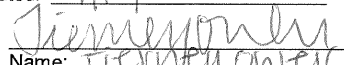
Dated: July 15, 2020

Estate of Michael L. Sanderson

BY: 
 Michael J. Sanderson
 Sole Heir

State of WASHINGTON
 County of PIERCE

I certify that I know or have satisfactory evidence that Michael J. Sanderson is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as Sole Heir of the Estate of Michael L. Sanderson to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 7/15/20

 Name: Tierney Ohler
 Notary Public in and for the State of WA
 Residing at: Puyallup, WA
 My appointment expires: 1/29/22

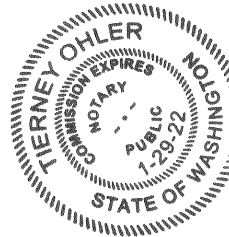


EXHIBIT "A"

Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Puget Sound power and light company
Purpose: Underground electric transmission and/or distribution system
Recording Date: May 12, 1978
Recording No: 2820894
Affects: As described in said instrument

2. Road maintenance Agreement and the terms and conditions thereof:

Recording Date: February 3, 1978
Recording No.: 2797142

3. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on the Plat of Maple Acres Division Two:

Recording No: 2581126