

King County Parcel Information

**CHICAGO TITLE
OF WASHINGTON**
www.usechicagotitle.com

Parcel Information

Parcel #: **3622059171**
 Site Address: 28625 176th Ave SE
 Kent WA 98042
 Owner: Sidhu Harb
 PO Box 9131
 Covington WA 98042
 Twn/Range/Section: T: 22N R: 05E S: 36 Q: SE
 Parcel Size: 0.3700 Acres (16,117 Sq Ft)
 Plat/Subdivision:
 Plat Volume/Page: /
 Lot: Block:
 Document #: 20120217001105
 Census Tract/Block: 031601/3000
 Waterfront Access: No
 Levy Code: 5145
 Levy Rate: 12.60875 (2018)
 Total Land Value: \$90,000
 Total Impr Value: \$0
 Total Value: \$90,000
 Taxable Value: \$90,000

**Tax Information**

Tax Year	Annual Tax
2017	\$1,048.49
2016	\$1,080.43
2015	\$1,009.95

Legal

Desc: LOT 3 KC SHORT PLAT NO 676097 RECORDING NO
 7708220785 SD PLAT DAF E 1/2 OF SE 1/4 OF SW 1/4 OF SE 1/

Land

Land Use: 300 - Vacant(Single-family)
 Zoning: County-RA-5-SO - Rural Area, one DU per 5 acres - special overlay
 Watershed: 1711001303 - Lower Green River

School District: Kent Map Grid: 717-C7
 View: Water: PUBLIC
 Neighborhood: 58-5 Sewer:

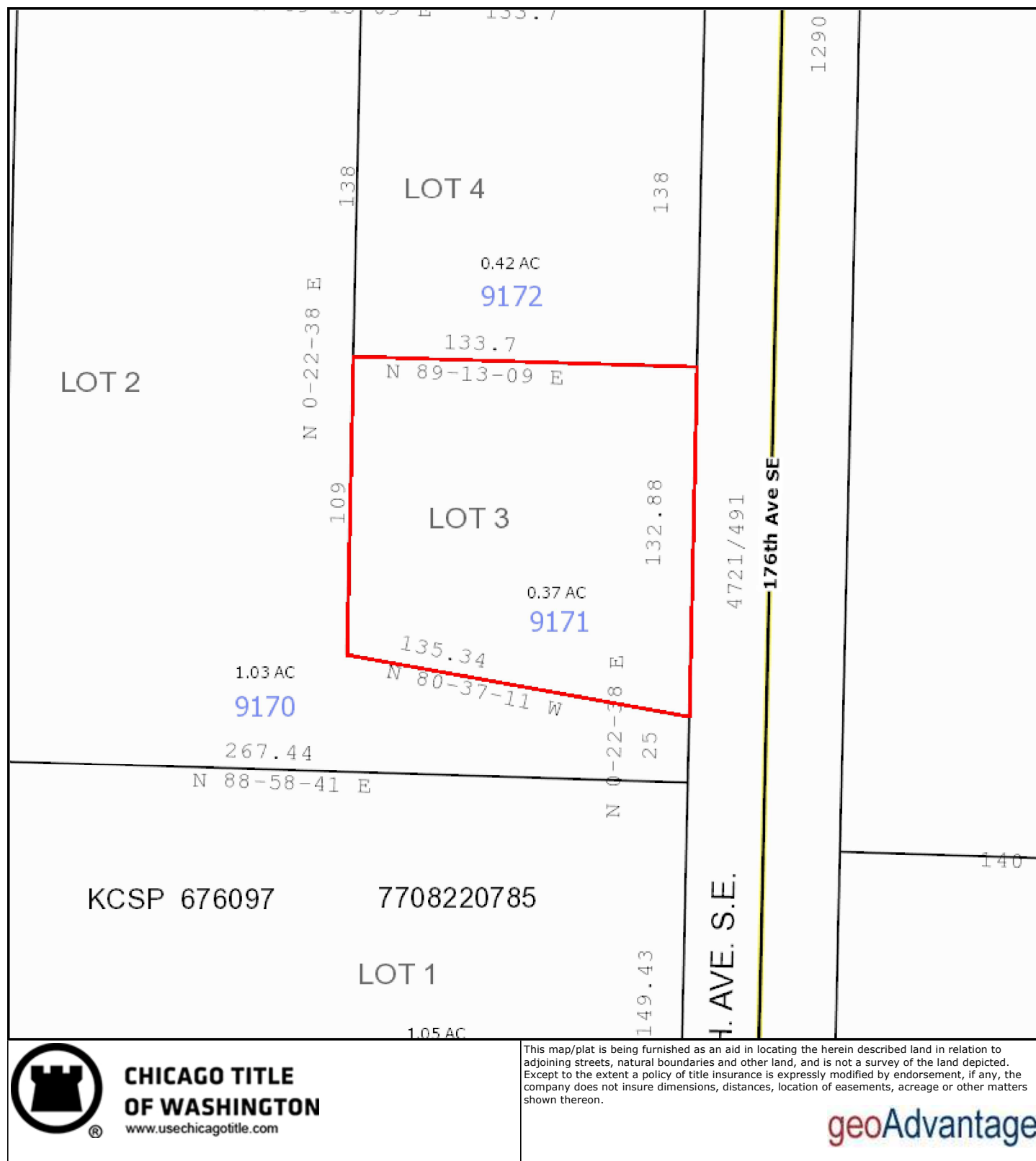
Improvement

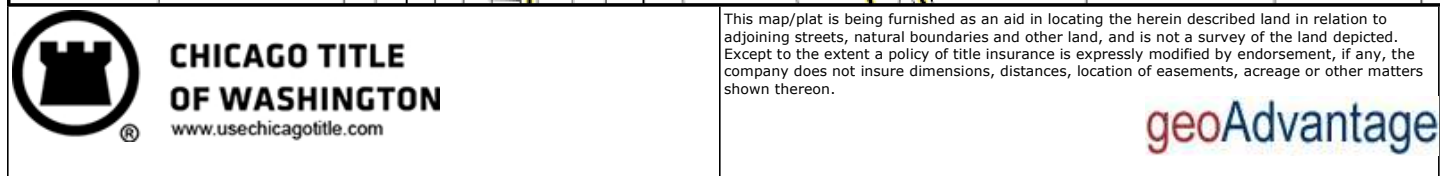
Year Built: 0 (0 eff.)	Total Units: 0	Building Name:
Stories: 0	Bedrooms: 0	Bathrooms: 0.00
Full Baths: 0	3/4 Baths: 0	Half Baths: 0
Fin Sq Ft: 0	Bsmt Fin/Unfin: 0/0	Basement Desc:
Buildings: 0	Condition:	FirePlace: 0
Garage Sq Ft: 0	Carport Sq Ft: 0	Heat: -
Deck Sq Ft: 0	Porch Sq Ft: 0	Patio Sq Ft: 0

Transfer Information

Rec. Date:	02/17/12	Sale Price:	\$11,000	Doc Num:	20120217001105	Doc Type:	Grant Deed
Owner:	SIDHU, HARBHAJAN & RAMANDEEP K			Grantor:	JPMORGAN CHASE BANK NA		
Orig. Loan Amt:				Title Co:	FIDELITY NATIONAL TITLE		
Finance Type:		Loan Type:		Lender:			

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.





When recorded return to:
Harbhajan Sidhu and Ramandeep Sidhu
25927 161st Ct SE
Covington, WA 98042



20120217001105

FIDELITY NATIONAL TITLE
PAGE-001 OF 003
02/17/2012 11:21
KING COUNTY, WA

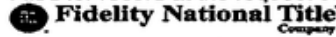
64.00

E2530402

02/17/2012 11:16
KING COUNTY, WA
TAX
SALE \$200.00
\$11,000.00

PAGE-001 OF 001

Filed for record at the request of:



11201 88th Ave. E, Suite 220
Puyallup, WA 98373

Escrow No.: 611021781C

3/65

SPECIAL WARRANTY DEED 59
(Not Statutory)

THE GRANTOR(S)

JPMorgan Chase Bank, National Association ✓

FIDELITY NATIONAL TITLE

for and in consideration of

Ten And No/100 Dollars (\$10.00) and other good and valuable consideration ✓

in hand paid, bargains, sells, and conveys to

Harbhajan Singh Sidhu and Ramandeep Kaur Sidhu, husband and wife.

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

Lot 3, King County Short Plat Number 676097, as recorded under recording number 7708220785, being a portion of the east half of the southwest quarter of the southwest quarter of the southeast quarter of section 36, township 22 North, range 5 east, willamette meridian, in King County, Washington. ✓

Tax Parcel Number(s): 3622059171 ✓

Dated: 1-27-12

JPMorgan Chase Bank, National Association

BY:

Susan Sander
Vice President

59

SPECIAL WARRANTY DEED
(continued)

State of _____

County of _____

I certify that I know or have satisfactory evidence that _____

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the _____ of JPMorgan Chase Bank, National Association to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

** See Attached*

Name: _____
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: _____

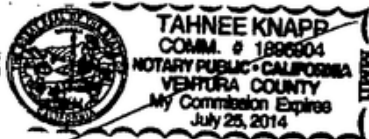
SS

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles

On 1/27/12 before me, Tahnee Knapp, Notary Public
Date Here Insert Name and Title of the Officer
 personally appeared Susan Sander
Name(s) of Signer(s)



who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Tahnee Knapp
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Special Warranty deed

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: Susan Sander

☐ Individual Vice President

☒ Corporate Officer — Title(s):

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing: _____

Signer's Name: _____

☐ Individual

☐ Corporate Officer — Title(s): _____

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

EXHIBIT A

PARCEL #362205-9171

Lot 3, King County Short Plat Number 676097, as recorded under recording number 7708220785, being a portion of the east half of the southwest quarter of the southwest quarter of the southeast quarter of section 36, township 22 North, range 5 east, willamette meridian, in King County, Washington.