

AFTER RECORDING MAIL TO:  
Thomas W. Keogh  
1529 Sarah Street  
Mount Vernon, WA 98274



199908100067  
Kathy Hill, Skagit County Auditor  
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Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-90606-E

LAND TITLE COMPANY OF SKAGIT COUNTY **Statutory Warranty Deed**

Grantor(s): Gunnar Pedersen, Dean Holt  
Grantee(s): Thomas W. Keogh  
Abbreviated Legal: Lot 19, BLACKBURN RIDGE  
Additional legal(s) on page:  
Assessor's Tax Parcel Number(s): 4708-000-019-0000/P113168

**THE GRANTOR** GUNNAR PEDERSEN and DEAN HOLT, each as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THOMAS W. KEOGH, a single person the following described real estate, situated in the County of Skagit, State of Washington: Lot 19, "PLAT OF BLACKBURN RIDGE", as per plat recorded in Volume 16 of Plats, pages 206 through 208, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

See Attached Exhibit A  
Dated this 2nd day of August, 1999

By Gunnar Pedersen  
Gunnar Pedersen

By Dean Holt  
Dean Holt

STATE OF WASHINGTON }  
County of SKAGIT } SS:

30866  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

AUG 10 1999

Amount Paid \$ 3070.50  
By: Chris  
Skagit County Treasurer Deputy

I certify that I know or have satisfactory evidence that GUNNAR PEDERSEN and DEAN HOLT is the person s who appeared before me, and said person s acknowledged that they signed this instrument and acknowledged it to be they free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: AUGUST 4, 1999

Candace M. Taylor  
Candace M. Taylor  
Notary Public in and for the State of WASHINGTON  
Residing at MOUNT VERNON  
My appointment expires: 1/01/2001

## Exhibit A

SUBJECT TO: Rights to make slopes for cuts or fills for original reasonable grading of streets as set forth on the face of the Plat; Utility and drainage easements, as set forth on the face of the Plat; Declaration of covenants, conditions and restrictions recorded January 29, 1998, under Auditor's File No. 9801290062; Covenants recorded March 10, 1998, under Auditor's File No. 9803100092 and Easement as set forth on the face of the Plat.



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Kathy Hill, Skagit County Auditor

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