

AFTER RECORDING MAIL TO:  
Bruce C. O'Brien  
8947 Fruitdale Road  
Sedro Woolley, WA 98284



199910070007  
Kathy Hill, Skagit County Auditor  
10/7/1999 Page 1 of 3 8:45:22AM

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-91199-E  
LAND TITLE COMPANY OF SKAGIT COUNTY

**Statutory Warranty Deed**

Grantor(s): Ted P. Mercer  
Grantee(s): Bruce C. O'Brien, Erna G. O'Brien  
Abbreviated Legal: Ptn. NE 1/4 15-35-7 EWM, aka Tr. 4, Short Plat No. 96-015  
Additional legal(s) on page:  
Assessor's Tax Parcel Number(s): 350715-1-004-0500/P107837

**THE GRANTOR TED P. MERCER**, as his separate property  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to BRUCE C. O'BRIEN and ERNA G. O'BRIEN, husband and  
wife  
the following described real estate, situated in the County of Skagit , State of Washington:  
See Attached Exhibit A

31852  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

OCT 07 1999

See Attached Exhibit B  
Dated this 29th day of September, 1999

Amount Paid \$ 1767.15  
Skagit County Treasurer  
By: *quw* Deputy

By Ted P. Mercer by Ben Hoffmann as By his attorney in fact  
Ted P. Mercer

By \_\_\_\_\_ By \_\_\_\_\_

STATE OF WASHINGTON }  
County of KING } SS:

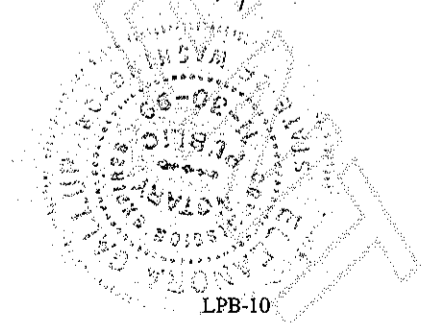
On this 29th day of SEPTEMBER, before me personally appeared BEN  
HOFFMANN, who executed the within instrument as Attorney in Fact  
for TED P. MERCER

and acknowledged to me that he signed and sealed the same as his free and voluntary act and  
deed as attorney in fact for TED P. MERCER

for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney  
authorizing the execution of this instrument has not been revoked and that the said TED P. MERCER  
is now living, and is not incompetent.

Given under my hand and official seal the day and year ~~last~~ above written.  
(Seal)

Eleanora Gallup  
Candace M. Taylor Eleanora Gallup  
Notary Public in and for the State of WASHINGTON  
Residing at MOUNT VERNON Seattle  
My appointment expires: 1/01/2001 11.30.99



## Exhibit A

### DESCRIPTION:

Lot 4, of Short Plat No. 96-015, approved June 4, 1996, recorded June 11, 1996, in Book 12 of Short Plats, pages 109 and 110, under Auditor's File No. 9606110053, records of Skagit County, Washington, and being a portion of the Northeast  $\frac{1}{4}$  of Section 15, Township 35 North, Range 7 East, W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress, and utilities, over and across Emmanuel Lane as shown on said Short Plat and as described in Declaration of Easement recorded June 11, 1996, under Auditor's File No. 9606110056.

Situate in the County of Skagit, State of Washington.



Exhibit B

SUBJECT TO: Any change in the boundary of legal description that may arise due to shifting and changing in course of Grandy Creek; Easement as set forth on the face of Short Plat No. 93-071; Notes as set forth on the face of the Short Plat; Declaration of Easement recorded June 11, 1996, under Auditor's File No. 9606110056; Building setback line as set forth on the face of the Short Plat.



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