



200001240104

Kathy Hill, Skagit County Auditor

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AFTER RECORDING MAIL TO:

Name JAN M. Gurnee
Address P.O. Box 602-CONWAY
City/State WA, 98238

Bargain and Sale Deed

THE GRANTOR

LARRY VICTOR DEESfor and in consideration of WAC 458-61-410Dollars (\$ Ø),**First American Title
Insurance Company**

(this space for title company use only)

in hand paid, bargains, sells, and conveys to JAN M. Gurneethe following described estate, situated in the County of SKAGIT, State of Washington:

21049 MANN RD., LOTS 1-3, BLK2, PLAT OF FIV, V2
33524
SKAGIT COUNTY WASHINGTON See Attached
Real Estate Excise Tax
P.18

JAN 24 2000

Amount Paid \$ Ø
By [Signature] Skagit Co. Treasurer
By [Signature] Deputy

Assessor's Property Tax Parcel/Account Number(s): 4107-002-003-0007 (P73466)

The Grantor for himself and for his successors in interest does by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do es hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor and not otherwise.

Dated this 1-24-00 day ofBy [Signature] By _____

By _____ By _____

UNRECORDED
Lots 1, 2, 3, Block 2 of "PLAT OF FIR, SKAGIT COUNTY, WASHINGTON", as per Plat recorded in Volume 2 of Plats, Page 18, records of Skagit County, Washington, EXCEPT that portion thereof lying Westerly of the Easterly line of the as built and existing County road commonly known as Mann Road, and ALSO EXCEPT right-of-way for Dike District No. 2 as condemned in Skagit County Superior Court Cause No. 3147.

TOGETHER WITH that portion of vacated Water Street adjacent, which has reverted to said premises by operation of law. ALSO TOGETHER WITH that portion of the South 1/2 of the vacated un-named street running in an East-West direction between First Street and Water Street adjacent which upon vacation reverted to said premises by operation of law.

ALSO TOGETHER WITH that portion of Government Lot 3, lying East of the above described main Tract and lying between the North and South Lines of said Main Tract, produced Easterly to the Skagit River.

RESERVING unto the Grantor herein their heirs, successors and assigns a non-exclusive easement for ingress and egress over and across an existing agreed upon Right of Way. Said Right of Way running from the East line of the County road over the Dike and running Northerly to serve grantors remaining properties being that portion of lots 13, 14, 15 and 16 lying East of the road, in Block 1 of said Plat.

The grantees, by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with the right of survivorship, and not as tenants in common.



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STATE OF WASHINGTON, }
County of Skagit } ss.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Larry Victor Dees to me known
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that He
signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 24th day of January, 2000



Peggy A. Brown
Notary Public in and for the State of Washington,
residing at Burlington

My appointment expires 4-1-03

Peggy A. Brown

STATE OF WASHINGTON, }
County of _____ } ss.

ACKNOWLEDGMENT - Corporate

On this _____ day of _____, _____, before me, the undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared _____
_____ and _____ to me known to be the
_____ President and _____ Secretary, respectively, of _____
_____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary
act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____
authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at _____

My appointment expires _____

This jurat is page _____ of _____ and is attached to _____ dated _____



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