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Skagit County Auditor

AFTER RECORDING MAIL TO:

Lawrence F. Sprague & Anita L. Sprague 9/13/2000 Page 1 of 1 1:34:45PM
42012 North Shore Lane
Sedro-Woolley, WA 98284

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-94233-E

Statutory Warranty Deed

LAND TITLE COMPANY OF SKAGIT COUNTY

Grantor(s): Donald J. Ballmes, Verna L. Ballmes
Grantee(s): Lawrence F. Sprague, Anita L. Sprague
Abbreviated Legal: Lot 27, Block H, Cape Horn on Skagit Div. 2
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 3869-008-027-0006/P63263

THE GRANTOR DONALD J. BALLMES and VERNA L. BALLMES, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to LAWRENCE F. SPRAGUE and ANITA L. SPRAGUE, husband and wife the following described real estate, situated in the County of Skagit, State of Washington: Lot 27, Block H, "CAPE HORN ON THE SKAGIT DIV. 2", as per plat recorded in Volume 9 of Plats, pages 14 through 19, inclusive, records of Skagit Co., Washington. TOGETHER WITH that certain 1966 Fleetwood Mobile Home, 52STX12, Vehicle ID No. N16ZS5856. SUBJECT TO Easement recorded August 17, 1965 under Auditor's File No. 670429; Restrictions and conditions contained in the plat; Conditions and restrictions contained in instrument filed July 13, 1965 under Auditor's File No. 668869; Restrictions imposed by various instruments of record which may be notice of a general plan; Covenants, conditions, restrictions contained in Declaration recorded Dec. 14, 1976 under No. 847451; Questions due to shifting or changing in course of the Skagit River.
Dated this 12th day of September, 2000

By Donald J. Ballmes
Donald J. Ballmes

By _____

By Verna L. Ballmes
Verna L. Ballmes

By _____

STATE OF WASHINGTON }
County of Skagit }

SS:

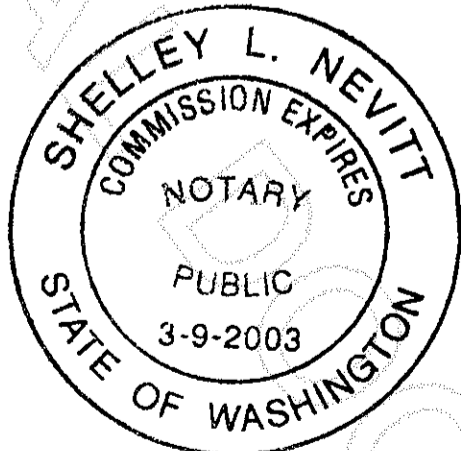
LFS
ad.L.

I certify that I know or have satisfactory evidence that Donald J. Ballmes and Verna L. Ballmes are ~~is~~ the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: September 12, 2000

Shelley L. Nevitt

Shelley L. Nevitt
Notary Public in and for the State of WASHINGTON
Residing at Mount Vernon
My appointment expires: 3/09/2003



37251
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

SEP 13 2000

Amount Paid \$ 598.23
Skagit Co. Treasurer

By LF