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City of Mount Vernon
PO Box 809
Mount Vernon, WA 98273



200107130104

, Skagit County Auditor

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Document Title: Statutory Warranty Deed
Grantor(s): David S. Phillips and Anna Marie Phillips
Grantee: The City of Mount Vernon
Legal Description: a ptn of NE1/4 of SE1/4, 16-34-4 E W. W.
Additional Legal Description is on: Attached Exhibit "A"
Assessor's Tax Parcel Numbers: 340416-4-001-0009 (P25260)

STATUTORY WARRANTY DEED

IN THE MATTER OF: TIB 8-2-155 (013) Parcel No. 1-17055
COLLEGE WAY IMPROVEMENT PROJECT,
CITY OF MOUNT VERNON, WASHINGTON

THE GRANTORS, DAVID S. PHILLIPS and ANNA MARIE PHILLIPS, husband and wife, under threat of condemnation, and for adequate consideration of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of hereby acknowledged, convey(s) and warrant(s) to the GRANTEE, the CITY OF MOUNT VERNON, WASHINGTON, the following described real property:

Legal Description: See Attached Exhibit A

41862
SKAGIT COUNTY WASHINGTON
Deputy Auditor

JUL 13 2001

All situate in the City of Mount Vernon, Skagit County, Washington
Containing a total area of approximately 3,241 square feet.

Amount Paid \$0
Skagit Co. Treasurer
by *man* Deputy

EXHIBIT A

RIGHT-OF-WAY ACQUISITION
SKAGIT COUNTY ASSESSOR'S
PARCEL NUMBER P-25260

THE NORTH 10 FEET OF THE FOLLOWING DESCRIBED PROPERTY:

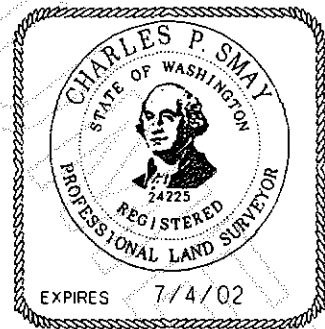
THE WEST 10 ACRES OF THE NORTHEAST QUARTER OF THE SOUTHEAST
QUARTER OF SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST W.M.

EXCEPT THAT PORTION, IF ANY, LYING WITHIN THE EAST HALF OF THE WEST
HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER,

AND EXCEPT RIGHT OF WAY FOR COLLEGE WAY (SR-538) AS ESTABLISHED BY
UNRECORDED WAIVER DATED MARCH, 1909 AS 30 FEET.

THE PURPOSE OF THIS DEED IS TO ACQUIRE ALL OF THAT PORTION OF THE
ABOVE DESCRIBED PROPERTY LYING NORTH OF A LINE WHICH IS 40 FEET SOUTH
OF AND PARALLEL TO THE CENTERLINE OF COLLEGE WAY (SR-538).

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



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Also, the Grantors requests the Assessor and Treasurer of said County to set over to the remainder of the hereinabove described the lien, of all unpaid taxes, if any, affecting the real estate herein conveyed, as provided for by RCW 84.60.070.

Dated this 5 day of June, 2001.

GRANTORS:

By: David Phillips
Name: David Phillips

Dated: 6-5-01

By: Anna Marie Phillips
Name: Anna Marie Phillips

Dated: 6-5-01

STATE OF WASHINGTON)

COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that David & Anna M. Phillips signed this instrument, on oath stated that (he/she/they) (was/were) authorized to execute the instrument and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: June 5th 2001

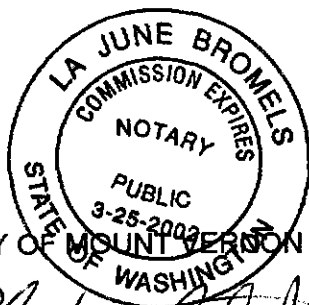
Notary Signature: LaJane Bromels

Notary Public in and for the State of Washington

Notary (print name): LaJane Bromels

Residing at: MT Vernon Wa

My appointment expires: 3-25-2002



CITY OF MOUNT VERNON

Skye K. Richendfer
Skye K. Richendfer, Mayor

Attest:

Mark S. Knowles
Mark S. Knowles, Finance Director

Approved as to form:

Scott G. Thomas
Scott G. Thomas, City Attorney



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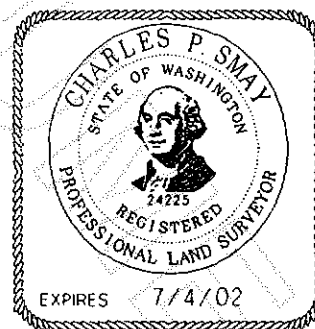
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