



200108200141

, Skagit County Auditor

8/20/2001 Page 1 of 2 3:57:06PM

AFTER RECORDING MAIL TO:

Name GILBERT M. GARCIA, JOANN MAGERS GARCIA

Address 23397 COOTS COVE LANE

City, State, Zip MT. VERNON, WA. 98274

00065416

Filed for Record at Request of First American Title of Skagit County

FIRST AMERICAN TITLE CO.

## Statutory Warranty Deed

65416 E-1

THE GRANTOR THOMAS ARTHUR OSBORNE and LINDA LOU OSBORNE for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to GILBERT M. GARCIA and JOANN MAGERS GARCIA the following described real estate, situated in the County of SKAGIT, State of Washington:

LEGAL: Lot(s) 38, of BIG LAKE WATER FRONT TRACTS, Map Book 4, Map Page 12 SEE EXHIBIT "A" ATTACHED HERETO.

SBUECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS AS IN SCHEDULE "B-1" OF FIRST AMERICAN TITLE COMPANY OF SKAGIT COUNTY ORDER #654116.

# 42496

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

AUG 20 2001

Amount Paid \$ 3794.40  
Skagit County Treasurer  
By: [Signature] Deputy

Assessor's Property Tax Parcel Account Number(s): 3862-000-038-0007, 3862-\*000-038-0106, ~~3862-000-039-0006~~

Dated AUGUST 13, 2001

[Signature]  
THOMAS ARTHUR OSBORNE

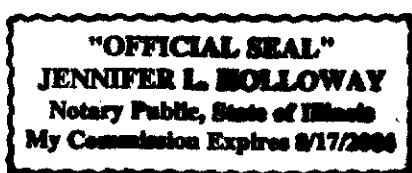
[Signature]  
LINDA LOU OSBORNE

STATE OF ILLINOIS  
COUNTY OF }

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I certify that I know or have satisfactory evidence that THOMAS ARTHUR OSBORNE and LINDA LOU OSBORNE are the persons who appeared before me, and said persons acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 8/14/01



[Signature]  
Notary Public in and for the State of ILLINOIS  
Residing at 2901 E Main St St Charles  
My appointment expires: 8/17/04 IL 60174

NOTARIAL SEAL  
JAMES L. BOWMAN  
Notary Public, State of Illinois  
My Commission Expires 01/01/2008

**Exhibit A**

LOAN #4766200-756

**Parcel "A":**

That portion of Tract 38 of "BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, Page 12, records of Skagit County, Washington, lying Easterly of H. C. Peters Road Extension No. 263, as Deeded to Skagit County by Deed recorded June 27, 1947, as Auditor's File No. 406022, EXCEPT 40 foot road right-of-way Deeded to Skagit County by Deed recorded in Volume 119 of Deeds, Page 254, AND EXCEPT the following described tract:

Commencing at the Southwest corner of said Tract 38; thence North 78 degrees 11' 56" East along the Southerly line of said Tract 38, 375.68 feet to the true point of beginning; thence North 68 degrees 39' 59" East, 30.19 feet; thence North 78 degrees 11' 56" East to the shoreline of Big Lake; thence Southerly along said shoreline, 5 feet, more or less, to said Southerly line of Tract 38; thence South 78 degrees 11' 56" West along said Southerly line to the true point of beginning.

**Parcel "B":**

That portion of Tract 39, "BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, Page 12, records of Skagit County, Washington, described as follows:

Commencing at the Northwest corner of said Tract 39; thence North 78 degrees 11' 56" East along the Northerly line of said Tract 39, 345.0 feet to the true point of beginning; thence continue North 78 degrees 11' 56" East along said Northerly line, 29.78 feet; thence South 68 degrees 39' 59" West, 30.20 feet; thence North 11 degrees 48' 04" West, 5.00 feet to the true point of beginning.



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8/20/2001 Page 2 of 2 3:57:06PM