

**AFTER RECORDING MAIL TO:**

James Troy Hooks  
214 South Street  
Hamilton, WA 98255

200109140144  
Skagit County Auditor  
9/14/2001 Page 1 of 3 3:34:14PM

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-98214-E

LAND TITLE COMPANY OF SKAGIT COUNTY **Statutory Warranty Deed**

Grantor(s): William E. Taylor, Roberta V. Taylor  
Grantee(s): James Troy Hooks, Sheila M. Hooks  
Abbreviated Legal: Lot 1,2,23,24, Block 48, HAMILTON TOWNSITE COMPANY'S 3RD  
ADDITION TO THE TOWN OF HAMILTON  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 4114-048-024-0006/P73797

**THE GRANTOR** MARY E. PAVELICH, as her separate property  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to JAMES T. HOOKS and SHEILA M. HOOKS, husband and  
wife  
the following described real estate, situated in the County of Skagit, State of Washington:  
See Attached Exhibit A

#42911  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

See Attached Exhibit B

Dated this 12<sup>TH</sup> day of SEPT 2001

By William E. Taylor  
William E. Taylor

By \_\_\_\_\_  
Amount Paid \$ 2100.40  
Skagit County Treasurer  
By PK Deputy

By Roberta V. Taylor  
Roberta V. Taylor

By \_\_\_\_\_

STATE OF Washington  
County of Skagit } SS:

I certify that I know or have satisfactory evidence that William E. Taylor and Roberta V. Taylor  
is the person s who appeared before me, and said  
person s acknowledged that they signed this instrument and acknowledged it to be they free and  
voluntary act for the uses and purposes mentioned in the instrument.

Dated: September 12, 2001

Jennifer J. Lind  
Jennifer J. Lind  
Notary Public in and for the State of Washington  
Residing at Bpw  
My appointment expires: 10/01/2002

## Exhibit A

Lots 1, 2, 23 and 24, all in Block 48, "THE HAMILTON TOWNSITE COMPANY'S THIRD ADDITION TO THE TOWN OF HAMILTON, WASH.", as per plat recorded in Volume 2 of Plats, page 97, records of Skagit County, Washington.

EXCEPT that portion, if any, lying within the bed and shores of the Skagit River.

Situate in the Town of Hamilton, County of Skagit, State of Washington.



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9/14/2001 Page 2 of 3 3:34:14PM

## Exhibit B

SUBJECT TO: ANY CHANGE IN THE BOUNDARY OF LEGAL DESCRIPTION OF THE REAL PROPERTY, OR TITLE TO THE ESTATE INSURED, THAT MAY ARISE DUE TO SHIFTING AND CHANGING IN COURSE OF THE SKAGIT RIVER; RIGHT OF THE STATE OF WASHINGTON IN AND TO THAT PORTION, IF ANY, OF THE PROPERTY HEREIN DESCRIBED WHICH LIES BELOW THE LINE OF ORDINARY HIGH WATER OF THE SKAGIT RIVER; ANY PROHIBITION OF OR LIMITATION OF USE, OCCUPANCY OR IMPROVEMENT OF THE LAND RESULTING FROM THE RIGHTS OF THE PUBLIC OR RIPARIAN OWNERS TO USE ANY PORTION WHICH IS NOW, OR HAS FORMERLY BEEN, COVERED BY WATER; NOTES CONTAINED ON THE FACE OF SURVEY NUMBER 9409020028; QUESTION CONCERNING LOCATION OF TOP OF BANK AS DELINEATED ON THE FACE OF SAID SURVEY.



200109140144

, Skagit County Auditor