

AFTER RECORDING MAIL TO:  
N. Lynn Heagney  
23038 Ida Lane  
Sedro-Woolley, WA 98284



200202190189  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-100273-E  
LAND TITLE COMPANY OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Richard S. Stephenson, Reta M. Stephenson  
Grantee(s): N. Lynn Heagney, Gregg L. Heagney  
Abbreviated Legal: Tr. 2 of SP 17-77 in 25-36-4 E W.M.  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 360425-3-003-1400/P49961

**THE GRANTOR** RICHARD S. STEPHENSON and RETA M. STEPHENSON, husband and wife  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to N. LYNN HEAGNEY and GREGG L. HEAGNEY, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:  
See Attached Exhibit A

6661  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

See Attached Exhibit B  
Dated this 15th day of February, 2002

By Richard S. Stephenson  
Richard S. Stephenson

Amount Paid \$ 3,274.20  
By Skagit Co. Treasurer  
By DC Deputy

By Reta M. Stephenson  
Reta M. Stephenson

By \_\_\_\_\_

STATE OF Washington }  
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Richard S. Stephenson and Reta M. Stephenson 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: February 15, 2002

Nancy Lea Cleave  
Nancy Lea Cleave  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 9/01/2002

## Exhibit A

Tract 2 of Short Plat No. 17-77, being a portion of the Northwest ¼ of the Southwest 1/4 of Section 25, Township 36 North, Range 4 East, W.M., approved April 20, 1977 and recorded April 28, 1977 in Volume 2 of Short Plats, page 51, under Auditor's File No. 855473, records of Skagit County, Washington.

TOGETHER WITH an easement for ingress and egress and utilities over and across those certain 60 foot strips of land in the Northwest 1/4 of the Southwest 1/4 and the Southwest 1/4 of the Northwest 1/4 of said Section 25, Township 36 North, Range 4 East, W.M., dedicated for purposes under documents respectively recorded August 2, 1973 and February 3, 1977, under Auditor's File Nos. 788858 and 850430, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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## Exhibit B

SUBJECT TO Easement recorded August 2, 1973 under Auditor's No. 788858; Declaration recorded May 23, 1974 under Auditor's No. 801289 and amended August 22, 1977 under Auditor's No. 863199; Easement recorded February 3, 1977 under Auditor's No. 850430; Easement recorded May 23, 1974 under Auditor's No. 801231; Declaration of Protective Restrictions recorded December 30, 1977 under Auditor's No. 871242; Provisions contained on face of short Plat; Declaration recorded June 26, 1978 under Auditor's No. 882158; Declaration recorded May 17, 1978 under Auditor's Nos. 879686, 879687 and 879688 and well affidavit recorded January 25, 1978 under Auditor's No. 872594.



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