



200206130039

Skagit County Auditor

6/13/2002 Page 1 of 4 10:27AM

After recording return document to:

Skagit County Public Works
1111 Cleveland Ave.
Mount Vernon, WA 98273

<i>Document Title:</i>	<i>Warranty Deed</i>
<i>Grantor(s):</i>	<i>Washington Federal Savings and Loan Assoc.</i>
<i>Grantee:</i>	<i>Town of La Conner</i>
<i>Legal Description:</i>	<i>a ptn of Lots 5 & 6, Blk 16, Calhoun Add.</i>
<i>Additional Legal Description is on:</i>	<i>Attached Exhibit "A"</i>
<i>Assessor's Tax Parcel Numbers:</i>	<i>4124-016-005-0004 (P74183)</i>

WARRANTY DEED

2020
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 13 2002

**IN THE MATTER OF: TOWN OF LA CONNER
MORRIS STREET IMPROVEMENT PROJECT
Parcel NO. P74183**

Amount Paid \$ 0
By *[Signature]* Co. Treasurer
Deputy

THE GRANTORS, WASHINGTON FEDERAL SAVINGS AND LOAN ASSOCIATION, a Washington Corporation, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other valuable consideration, hereby convey and warrant to the TOWN OF LA CONNER, the following described real estate, situated in Skagit County, in the State of Washington, to the same extent and purpose as if the rights herein granted had been acquired under Eminent Domain statutes of the State of Washington:

Legal Description: See Exhibit A attached hereto and made a part hereof.

All situate in the Town of La Conner, Skagit County, Washington

Conveying approximately 167 square feet more or less

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.

It is understood and agreed that delivery of this deed is hereby tendered and that the terms and obligations hereof shall not become binding upon the Town of La Conner unless and until accepted and approved hereon in writing for the Town of La Conner, by the mayor of the Town of La Conner.

Dated this 29 day of May, 2002.

GRANTOR:

By: Keith D Taylor

Date: MAY 29, 2002

Name: KEITH D TAYLOR
WASHINGTON FEDERAL SAVINGS

Title: SENIOR VICE PRESIDENT

By: _____

Dated: _____

Name: _____

Title: _____

STATE OF WASHINGTON)
) §
COUNTY OF KING)

I certify that I know or have satisfactory evidence that KEITH D. TAYLOR 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: MAY 29, 2002

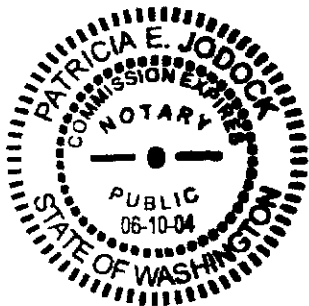
Notary Signature: Patricia E. Jodock

Notary Public in and for the State of Washington

Notary (print name): PATRICIA E. JODOCK

Residing at: SNOHOMISH COUNTY

My appointment expires: JUNE 10, 2004

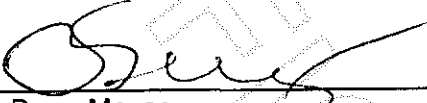


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Dated this 10th day of June, 2002.

TOWN OF LA CONNER



Eron Berg, Mayor

Approved as to form:



Brad Furlong, City Attorney



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EXHIBIT A

RIGHT-OF-WAY ACQUISITION

LEGAL DESCRIPTION

PROPERTY ID NUMBER P74183

LOTS 5 AND 6, BLOCK 16, "CALHOUN ADDITION TO THE TOWN OF LACONNER", AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 14, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THOSE PORTIONS THEREOF CONVEYED OR CONDEMNED FOR ROAD PURPOSES OR WHICH MAY HAVE BECOME PUBLIC ROADS BY REASON OF CONTINUOUS PUBLIC USE.

SUBJECT TO RIGHTS, TITLE EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD OR WHICH ATTACHED THERETO BY OPERATION OF LAW.

SITUATE IN THE TOWN OF LACONNER, COUNTY OF SKAGIT, STATE OF WASHINGTON.

RIGHT-OF-WAY ACQUISITION DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE ABOVE DESCRIBED PROPERTY SAID CORNER SITUATED ON THE SOUTH RIGHT-OF-WAY LINE OF MORRIS STREET; THENCE SOUTH 29°56'01" WEST ALONG THE WEST RIGHT-OF-WAY LINE OF MAPLE STREET AND THE EASTERLY LINE OF THE ABOVE DESCRIBED PROPERTY, FOR A DISTANCE OF 18.14 FEET TO A POINT ON A NON-TANGENTIAL CURVE WHOSE CENTER BEARS SOUTH 68°39'52" WEST HAVING A RADIUS OF 25.50 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 57°17'58" FOR A DISTANCE OF 25.50 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF MORRIS STREET AND THE NORTH LINE OF THE ABOVE DESCRIBED PROPERTY; THENCE SOUTH 90°00'00" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE OF MORRIS STREET AND THE NORTH LINE OF THE ABOVE DESCRIBED PROPERTY FOR A DISTANCE OF 27.78 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE TOWN OF LACONNER, COUNTY OF SKAGIT, STATE OF WASHINGTON.



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