



200208020011

Skagit County Auditor

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RETURN TO:
JOHN W. HICKS
SCHACHT & HICKS
PO BOX 1165
MOUNT VERNON WA 98273

LAND TITLE COMPANY OF SKAGIT COUNTY

DOCUMENT TITLE: STATUTORY WARRANTY DEED

GRANTOR: DOW, JEANNE H., individually, as her separate property
and as Personal Representative of the Estate of GEORGE S.
DOW, Deceased

GRANTEE: CRANDALL, JEFFREY A.
CRANDALL, JACQUELINE M.

ABBREVIATED LEGAL DESCRIPTION: ptn E 1/2 of SE 1/4 of
SW 1/4, 17-34-4 E W.M.

ADDITIONAL LEGAL DESCRIPTION ON PAGE EXHIBIT 1 OF DOCUMENT.

ASSESSOR'S TAX PARCEL NUMBER: 340417-0-100-0006
340417-0-101-0005

STATUTORY WARRANTY DEED

The Grantor, JEANNE H. DOW, individually, as her separate property and as Personal Representative of the Estate of George S. Dow, deceased, for and in consideration of the sum of One Dollar (\$1.00), in hand paid, conveys and warrants to JEFFREY A. CRANDALL and JACQUELINE M. CRANDALL, husband and wife, the following described real estate situate in the county of Skagit, state of Washington, to wit:

That portion of the East ¼ of the Southeast ¼ of the Southwest ¼ of Section 17, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the Southeast corner of said Southeast ¼ of the Southwest ¼;
thence North 0°15'35" West along the East line of said Southeast ¼ of the Southwest ¼, a distance of 110.00 feet;
thence North 89°56' West 30 feet to the true point of beginning;
thence from said true point of beginning running North 89°56' West 100 feet;
thence North 0°15'35" West 160 feet;
thence South 89°56' East 100 feet;
thence South 0°15'35" East 160 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

EXCEPTIONS:

A. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Public Utility District No. 1 of Skagit County, Washington, a municipal corporation, its successors or assigns

Purpose: Right to lay, maintain, operate, relay and remove at any time a pipe or pipes, line or lines for the transportation of water, and if necessary to erect, maintain, operate and remove said lines, with right of ingress and egress to and from the same on, over and through

Area Affected: The North 20.0 feet of the South ½ of the subject property.

Dated: January 24, 1955

Recorded: January 25, 1955

Auditor's No.: 512257

B. SUBJECT to last half general real estate taxes for the year 2002.



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