

When Recorded Return to:
JENNIFER G. WARD
44899 Grassmere Road
Concrete WA 98237



200208050182
Skagit County Auditor
8/5/2002 Page 1 of 4 3:44PM

Island Title Company
Order No: BE6342 MKP

C22576 ✓

STATUTORY WARRANTY DEED

THE GRANTOR FRANCES E. HORNE, a single person, as her separate estate

for and in consideration of One Hundred Thirty-Four Thousand Nine Hundred and 00/100...(\$134,900.00) DOLLARS

in hand paid, conveys and warrants to

JENNIFER G. WARD, a single person

the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal Description: Ptn. SE Ne, Sec. 9 T35N, R8E W.M. See legal description attached hereto and by reference made a part hereof.

Tax Account No. : 350809-0-018-0002 P43549

Subject to: Restrictions, reservations and easements of record.

Skagit County has established a policy for unincorporated areas to protect and encourage agriculture and forestry operations. If your real property is located near an agriculture or forestry operation, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, fumes, dust, flies, and other associated pests, the operation of machinery of any kind during any 24-hour period, the storage and disposal of manure, and the application of fertilizers, soil amendments, and pesticides. If conducted in compliance with local, state, and federal laws, these inconveniences or discomforts are hereby deemed not to constitute a nuisance as provided in Chapter 7.48 RCW for purposes of the Skagit County Code and shall not be subject to legal action as a public nuisance.

Dated: July 28, 2002

Frances E. Horne
FRANCES E. HORNE Date

3582
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
P&D

AUG 05 2002

2063.97
Auditor Field
Skagit County Treasurer
By *Lp* Deputy

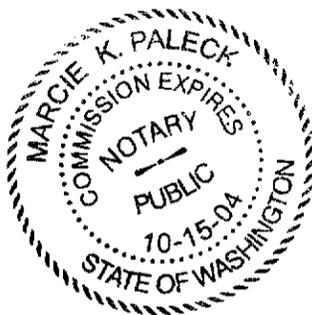
STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that FRANCES E. HORNE the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: August 1 2002

Marcie K Paleck

Marcie K. Paleck
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: October 15, 2004



PARCEL A:

That portion of the Southeast Quarter of the Northeast Quarter of Section 9, Township 35 North, Range 8 East of the Willamette Meridian, described as follows:

Beginning at a point on the Northerly line of the county road adjoining the right of way of the Great Northern Railway Co., which being the Southwest corner of a tract conveyed June 21, 1950 to Ollen Steen by deed recorded under Auditor's File No. 447610, records of Skagit County, Washington;
Thence North 95 feet, more or less, to the South line of a tract conveyed to Warren Evans by deed recorded in Volume 99 of deeds, page 465;
Thence West 100 feet, more or less, to the Northeast corner of a tract conveyed to Hester Mae Fessler, by deed recorded under Auditor's File No. 393640;
Thence South to the county road;
Thence Easterly along said county road to the point of beginning.

PARCEL B:

That portion of the Southeast Quarter of the Northeast Quarter of Section 9, Township 35 North, Range 8 East of the Willamette Meridian, described as follows:

Beginning at a point in the East line of said subdivision 175 feet North of the intersection of said line with the Northerly line of the right of way of the Great Northern Railway Company (said point being 12 feet East of the Southeast corner of that certain tract of land deeded by Charles W. Greist to Warren Evans by deed recorded in Volume 99 of Deeds, page 465);
Running thence West along the South line of said Evans tract 312 feet to the true point of beginning;
Thence West 100 feet;
Thence South 59 feet, more or less, to the Northerly line of the County road;
Thence Southeasterly along the Northerly line of said County road to a point due South of the true point of beginning;
Thence North 78 feet, more or less, to the true point of beginning.

PARCEL C:

That portion of the Southeast Quarter of the Northeast Quarter of Section 9, Township 35 North, Range 8 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of the County Road, 12-feet West and 175-feet North of the point where the North line of the Great Northern Railway right of way intersects the East line of the Section;
Thence West 300-feet to the point of beginning of this description;
Thence West 100-feet;
Thence North 50-feet;
Thence East 100-feet;
Thence South 50-feet to the place of beginning;

EXCEPT that portion thereof embraced within the boundaries of that certain tract conveyed to Ida Tigard by deed dated March 29, 1932, and recorded April 16, 1932, in Volume 154 of Deeds, page 440, records of Skagit County, Washington.

PARCEL D:

That portion of the Southeast Quarter of the Northeast Quarter of Section 9, Township 35 North, Range 8 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of the County Road 12 feet West and 175 feet North of the point where the North line of the Great Northern Railway right-of-way intersects the East line of said Section;
Thence West 200 feet to the true point of beginning;
Thence continuing West 100 feet;
Thence North 50 feet;



Thence East 100 feet;
Thence South 50 feet to the point of beginning.

ALL Situated in Skagit County, Washington.

