

AFTER RECORDING MAIL TO:

James A. Perry  
8437 Chuckanut Drive  
Bow, WA 98232



200212300103  
Skagit County Auditor

12/30/2002 Page 1 of 2 11:39AM

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-103192-E

**Statutory Warranty Deed**

LAND TITLE COMPANY OF SKAGIT COUNTY

Grantor(s): Ronald C. Knutzen, Marilyn Knutzen  
Grantee(s): James A. Perry, Diane L. Perry  
Abbreviated Legal: Lot 2, records of Skagit County, 25, 35, 3  
Additional legal(s) on page:  
Assessor's Tax Parcel Number(s): 350325-2-004-0009/P34810

**THE GRANTOR** RONALD C. KNUTZEN and MARILYN KNUTZEN, husband and wife  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to JAMES A. PERRY and DIANE L. PERRY, husband and  
wife  
the following described real estate, situated in the County of Skagit, State of Washington:  
See Attached Exhibit A

# 60060  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

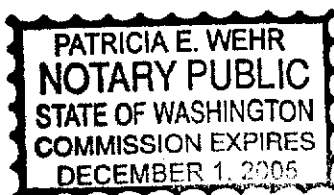
DEC 30 2002

Dated this 23<sup>rd</sup> day of October  
By Ronald C. Knutzen By Patricia E. Wehr  
Ronald C. Knutzen Skagit Co. Treasurer  
By Marilyn Knutzen By Deputy  
Marilyn Knutzen  
STATE OF WASHINGTON  
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence that RONALD C. KNUTZEN AND MARILYN KNUTZEN 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: October 31 2002

Patricia E. Wehr  
PATRICIA E. WEHR  
Notary Public in and for the State of WASHINGTON  
Residing at Camano Island  
My appointment expires: 12/01/2005



## Exhibit A

That portion of Tract 2 of Short Plat No. 1-84, approved January 9, 1985, recorded January 11, 1985, in Book 6 of Short Plats, page 199, under Auditor's File No. 8501110011, records of Skagit County, Washington, described as follows:

The Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 25, Township 35 North, Range 3 East, W.M.,

EXCEPT that certain strip of land 17 feet wide at the West end and 24 feet wide at the East end lying along and adjacent to the South line of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of said Section 25 as conveyed to Skagit County by deed recorded March 10, 1902, under Auditor's File No. 39095, in Volume 46 of Deeds, page 307, records of Skagit County, Washington,

ALSO EXCEPT drainage ditches rights-of-way as condemned in Skagit County Superior Court Cause Nos. 3062 and 3604,

AND ALSO EXCEPT the as-built and existing County roads running along the West and South lines thereof commonly known as the Avon-Allen Road and Maiben Road.

Situate in the County of Skagit, State of Washington.

