

AFTER RECORDING MAIL TO:

John Hamming
16577 Blodgett Road
Mount Vernon, WA 98274



200301310126
Skagit County Auditor

1/31/2003 Page 1 of 2 10:40AM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 104940-PE

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Pricha Tuksaudom and Nancy G. Tuksaudom
Grantee(s): John Hamming

ptn Gov 148 13-34-3

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 340313-0-025-0201/P21692, 340313-0-025-0300/P21693

THE GRANTOR PRICHA TUKSAUDOM and NANCY G. TUKSAUDOM, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JOHN HAMMING, an unmarried man the following described real estate, situated in the County of Skagit, State of Washington

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Dated January 24, 2003

Pricha Tuksaudom
Pricha Tuksaudom

Nancy G. Tuksaudom
Nancy G. Tuksaudom

4102

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 31 2003

STATE OF Washington }
COUNTY OF Skagit } SS:

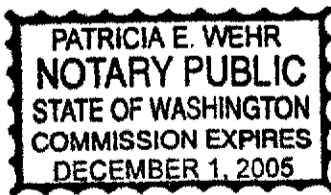
Amount Paid \$ *1,759.50*
Skagit Co. Treasurer
By *[Signature]* Deputy

I certify that I know or have satisfactory evidence that **Pricha Tuksaudom and Nancy G. Tuksaudom** the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 1/28/03

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



Schedule "A-1"

DESCRIPTION:

Lots 1 and 2, Short Plat No. 21-87, approved December 18, 1987, recorded December 23, 1987 in Book 8 of Short Plats, page 10, under Auditor's File No. 8712230002 and being a portion of Government Lot 8, Section 13, Township 34 North, Range 3 East, W.M.,

EXCEPT that portion of Lot 1, Skagit County Short Plat No. 21-87, approved December 18, 1987, and recorded December 23, 1987, in Volume 8 of Short Plats, page 10, being a portion of Government Lot 8, Section 13, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeasterly most corner of said Lot 1, Skagit County Short Plat No. 21-87; thence West 25.00 feet along the South line of said Lot 1 to a Southwest corner thereof; thence North 0°44'01" West 119.97 feet (called North 0°44' West 120.00 feet on the face of Skagit County Short Plat No. 21-87, recorded in Volume 2 of Short Plats, pages 166 and 167, records of Skagit County, Washington) along the West line of said Lot 1 to the true point of beginning; thence North 19.8 feet, more or less, along a fence line as the same is shown on the face of said Skagit County Short Plat No. 21-87 to the Northeast corner of said fence; thence West along said fence line 85.7 feet, more or less, to the West line of said Lot 1, Skagit County Short Plat No. 21-87; thence South 0°44'00" East 20.1 feet, more or less, along the West line of said Lot 1, Short Plat No. 21-87 to a Southwesterly corner thereof; thence South 89°58'48" East 85.70 feet (called East 85.7 feet on said Short Plat No. 21-87 to the true point of beginning,

ALSO EXCEPT that portion of Lot 1, Skagit County Short Plat No. 21-87, approved December 18, 1987, and recorded December 23, 1987 in Volume 8 of Short Plats, page 10, being a portion of Government Lot 8, Section 13, Township 34 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeasterly most corner of said Lot 1, Skagit County Short Plat No. 21-87; thence West 25.00 feet along the South line of said Lot 1 to a Southwest corner thereof; thence North 0°44'01" West 119.97 feet (called North 0°44' West, 120.00 feet on the face of Skagit County Short Plat No. 21-87, recorded in Volume 2 of Short Plats, pages 166 and 167, records of Skagit County, Washington) along the West line of said Lot 1, Skagit County Short Plat No. 21-87; thence North 89°58'48" West 85.70 feet (called West 85.70 feet on the face of Short Plat No. 21-87) along a South line of said Lot 1, Skagit County Short Plat No. 21-87 to a Southwesterly corner thereof; thence North 0°44'00" West 257.00 feet along the West line of said Lot 1, Skagit County Short Plat No. 21-87 to the true point of beginning; thence continue North 0°44'00" West 18.3 feet, more or less, to an existing East-West fence line as the same is shown on the face of said Skagit County Short Plat No. 21-87; thence West 103.0 feet, more or less, along said East-West fence line to a three way fence corner, (North, South and East); thence South 20.0 feet, more or less, along said fence line to a Southerly line of said Lot 1, Skagit County Short Plat No. 21-87, West of the true point of beginning; thence East 103.0 feet along said Southerly line of Lot 1 to the true point of beginning.

Situate in the County of Skagit, State of Washington.



200301310126
Skagit County Auditor

1/31/2003 Page 2 of 2 10:40AM