

**AFTER RECORDING MAIL TO:**

Susan Buchanan  
1417 Douglas Street  
Mount Vernon, WA 98274



200301310263  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company Of Skagit County  
Escrow Number: 105000-PE1

**ISLAND TITLE CO. Statutory Warranty Deed**  
C23020

Grantor(s): Jeff Jacks, Bernard A. Morris and April R. Morris  
Grantee(s): Susan Buchanan  
Abbreviated legal: Ptn. NW NE, Sec. 30, T34N, R4EWM

Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 340430-0-261-0012/P29116 & 340430-0-150-0008/P28971

THE GRANTOR JEFF JACKS, as his separate estate, as to an undivided 50% interest; and BERNARD A. MORRIS and APRIL R. MORRIS, husband and wife, as to an undivided 50% interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SUSAN BUCHANAN, a single person the following described real estate, situated in the County of Skagit, State of Washington

**SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION**

Subject to: Paragraph 1, Schedule B-001 of Island Title Company Preliminary Commitment for Title Insurance No. C23020 and Full 2003 Taxes.

Dated January 28, 2003

Jeff Jacks

Bernard A. Morris

Sarah Jacks

April R. Morris

# 499  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 31 2003

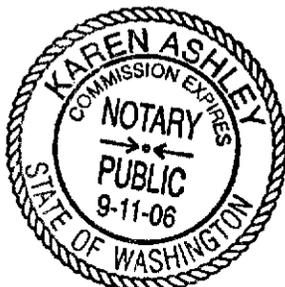
STATE OF Washington }  
COUNTY OF Skagit } SS:

Amount Paid \$ 1735.50  
Skagit Co. Treasurer  
By Deputy

I certify that I know or have satisfactory evidence that **Jeff Jacks, Bernard A. Morris and April R. Morris**

the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 28, 2003



Karen Ashley  
Notary Public in and for the State of Washington  
Residing at Sedro-Woolley  
My appointment expires: 9/11/2006

## EXHIBIT A

### PARCEL A:

That portion of the Northwest Quarter of the Northeast Quarter, Section 30, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of Douglas Street as established in the City of Mount Vernon, 240 feet South of its intersection with the South line of Hazel Street;  
Thence South along Douglas Street 60 feet;  
Thence West 108 feet;  
Thence North 60 feet;  
Thence East 108 feet to the point of beginning.

(Being also known as Lots 11 and 12 in vacated Block 23 of "PLAT OF THE SOUTHERN ADDITION TO MOUNT VERNON", together with the East Half of vacated alley adjacent thereto.)

### PARCEL B:

That portion of the Northwest Quarter of the Northeast Quarter of Section 30, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Southeast corner of vacated Block 23, "PLAT OF THE SOUTHERN ADDITION TO MOUNT VERNON", according to the plat recorded in Volume 2 of Plats, page 110, records of Skagit County, Washington, said point of beginning being on the West line of Douglas Street, as established in the City of Mount Vernon;  
Thence West 108 feet;  
Thence South 20 feet;  
Thence East 108 feet;  
Thence North 20 feet to the point of beginning.

Situated in Skagit County, Washington.



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