

Gary Best



200304300052

Skagit County Auditor

4/30/2003 Page 1 of 4 10:03AM

Document Title:

Statutory Warranty Deed

Reference Number:

Grantor(s):

additional grantor names on page ___

- 1. Adams, Allen W
- 2. Adams, Jacklyn M.

Grantee(s):

additional grantee names on page ___

- 1. Heitt, Brett
- 2.

Abbreviated legal description:

full legal on page(s) ___

SW SE 8-33-5

Assessor Parcel / Tax ID Number:

additional tax parcel number(s) on page ___

P18056

fulfillment
 SKAGIT COUNTY WASHINGTON
 REAL ESTATE EXCISE TAX

10-26-85

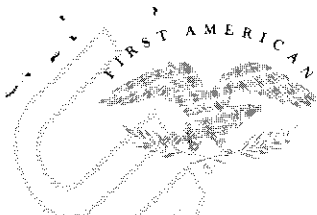
APR 30 2003

3685

\$1,375.89

Amount Paid \$
Skagit Co. Treasurer

By Deputy



First American Title INSURANCE COMPANY

THIS SPACE RESERVED FOR RECORDER'S USE. Barcode: 200304300052 Skagit County Auditor

Filed for Record at Request of

Name

Address

City and State

4/30/2003 Page 2 of 4 10:03AM

Statutory Warranty Deed

THE GRANTOR ALLEN W. ADAMS, a single man at all time since date of divorce from Jacklyn M. Adams, and JACKLYN M. ADAMS, a single woman at all times since date of divorce from Allen W. Adams, each to an undivided 1/2 interest. for and in consideration of Ten Dollars and other valauble considerations,

in hand paid, conveys and warrants to BRETT HEITT, a single man,

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

LEGAL DESCRIPTION ATTACHED

SUBJECT TO: Easements, restrcitons, exceptions and reservations of record, including but not limited to easements more fully provided for under Auditor's File Nos. 390441, 400344, 632043, 739014, 751245, 97183, 7911270011.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated October 30th., 19 85, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Sales Tax was paid on this sale on, Rec. No.

Dated this 4th day of October, 19 85

Jacklyn M. Adams (SEAL)

Brett Heitt (SEAL)

CALIFORNIA STATE OF WASHINGTON, County of Nevada } ss.

On this day personally appeared before me JACKLYN M. ADAMS

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 4th day of October, 19 85

OFFICIAL SEAL DAWN L. COLE NOTARY PUBLIC-CALIFORNIA NEVADA COUNTY My Commission Expires May 19, 1986 262 S. Auburn, Grass Valley, CA 95959

Notary Public in and for the State of Washington, California residing at

That portion of the Southwest 1/4 of the Southeast 1/4, Section 8, Township 33 North, Range 5 East, W.M., described as follows:

Beginning at a cedar post marking the Southwest corner of that certain tract conveyed to Albert Granstrom and Sylvia Granstrom, husband and wife, by instrument dated November 14, 1969, and recorded November 18, 1969, under Auditor's File No. 733113, said post being located upon the Northeasterly right of way line of the Montborne-Finn Settlement County road at a point 634 feet, more or less, Southeasterly (as measured along said line) from its intersection with the North line of said Southwest 1/4 of the Southeast 1/4; thence Southerly along the Easterly line of said county road a distance of 150 feet to the TRUE POINT OF BEGINNING of this description; thence East along a line which is parallel with the North line of said Southwest 1/4 of the Southeast 1/4 to the East line of said subdivision; thence South along the East line of said Southwest 1/4 of the Southeast 1/4 to the Southeast corner of said subdivision; thence West along the South line of said Southwest 1/4 of the Southeast 1/4 to the Easterly line of said county road; thence Northerly along the Easterly line of said county road to the TRUE POINT OF BEGINNING.

EXCEPT mineral rights as reserved in deed dated May 18, 1913, recorded June 21, 1913, under Auditor's File No. 97183.

TOGETHER WITH a non-exclusive easement 25 feet in width for ingress, egress and utilities over an existing road, the center line of which is generally described as follows:

Beginning at the center of the county road "Montborne-Finn Settlement County Road" which point bears North 67° 30' East, for a distance of 32.5 feet, to a "cedar post" marking the Southwest corner of that certain tract conveyed to Albert Granstrom and Sylvia Granstrom, husband and wife, by instrument dated November 14, 1969, and recorded November 18, 1969, under Skagit County Auditor's File No. 733113, thence South 88° 15' East, 88.7 feet; thence South 40° 30' East, 292.9 feet; thence South 89° East, 104.6 feet; thence North 21° 45' East, 137 feet; thence North 33° 30' East, 103.2 feet; thence North 5° 15' West, 98.7 feet; thence North 6° 15' West, a distance of 450 feet, more or less, to an intersection with the North line of the Southwest 1/4 of the Southeast 1/4 of Section 8, Township 33 North, Range 5 East, W.M., EXCEPT county road.

Situate in the County of Skagit, State of Washington.



200304300052
Skagit County Auditor

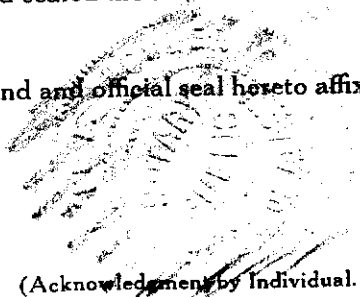
STATE OF ALASKA

County of 3rd Judicial District ss.

On this 12th day of OCTOBER November, A. D. 1985, before me, the undersigned, a Notary Public in and for the State of Alaska, duly commissioned and sworn personally appeared ALLEN W. ADAMS

to me known to be the individual described in and who executed the foregoing instrument, and acknowledged to me that he signed and sealed the said instrument as his free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed the day and year in this certificate above written.



Gayle L Fowler
Notary Public in and for the State of Alaska
residing at Anchorage
My Commission expires 1-8-86

(Acknowledgment by Individual. Pioneer National Title Insurance Company. Form L 28)



200304300052
Skagit County Auditor