

AFTER RECORDING MAIL TO:  
MR. JOSEPH M. O'DELL  
2058 W LK SAMMAMISH PKWY SE  
Bellevue, WA 98008



200304300212  
Skagit County Auditor

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LAND TITLE COMPANY OF SKAGIT COUNTY

## STATUTORY WARRANTY DEED

Escrow No. 30247MP  
Title Order No. 105929-S  
Reference Numbers of Related Documents:

**THE GRANTOR AURORA V. GONZALEZ, a single woman**

for and in consideration of **Ten Dollars and other good and valuable consideration**  
in hand paid, conveys and warrants to **JOSEPH M. O'DELL, an unmarried man**  
the following described real estate, situated in the County of **Skagit**, State of Washington:

**Legal Description (abbreviated): PTN NW 1/4 OF NE 1/4, 14-34-3 E W.M.**  
additional legal(s) on page 2

**Assessor's Property Tax Parcel/Account Number(s): 340314-0-004-0007**

**SUBJECT TO: EXCEPTIONS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND MADE A PART  
HEREOF AS IF FULLY EXPRESSED HEREIN.**

**Dated: April 28, 2003**

*Aurora V. Gonzalez*  
**AURORA V. GONZALEZ**

2051  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

APR 30 2003

State of Washington

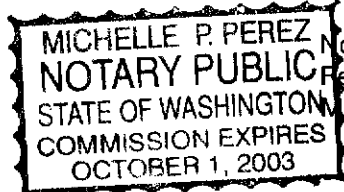
}ss.

Amount Paid \$ 1989.00  
By *hpo* Skagit Co. Treasurer Deputy

County of King

I certify that I know or have satisfactory evidence that AURORA V. GONZALEZ is/are 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 mentioned in this instrument.

Dated: 4/29/03



*Michelle P. Perez*  
Notary Public in and for the State of Washington  
Residing at *Sammamish*  
My appointment expires *10/1/03*

That portion of the Northwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 14, Township 34 North, Range 3 East, W.M., described as follows:-

Beginning at a point on the South line of said subdivision, which is 273.5 feet West of the Southeast corner thereof;

thence North  $30^{\circ}54'$  East, 143.73 feet;

thence South  $52^{\circ}47'20''$  East 56 feet;

thence North  $37^{\circ}12'40''$  East, 65 feet, more or less, to the South margin of Primary State Highway 1-AN;

thence South  $51^{\circ}35'$  East along said highway, 9 feet, more or less, to the most Northerly corner of a tract deeded to Wayne E. Baumgardner by Deed dated May 23, 1945, and recorded November 19, 1945, under Auditor's File No. 385287;

thence South  $37^{\circ}12'40''$  West along the Westerly line of said tract and Westerly line of those premises conveyed to Wayne E. Baumgardner, et ux, by deed dated August 1, 1955, and recorded October 21, 1955, under Auditor's File No. 526088, and recorded in Volume 274, page 235, to an intersection with the South line of said subdivision;

thence North  $88^{\circ}28'30''$  West along said South line to the point of beginning

TOGETHER WITH an easement for utilities over and across a three foot strip of land lying Northwesterly of and adjacent to the following described line:

Beginning at a point on the South line of the Northwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 14, Township 34 North, Range 3 East, W.M., which is 273.5 feet West of the Southeast corner thereof;

thence North  $30^{\circ}54'$  East, 143.73 feet;

thence South  $52^{\circ}47'20''$  East, 56 feet to the point of beginning of said line;

thence North  $37^{\circ}12'40''$  East 65 feet, more or less, to the South margin of Primary State Highway 1-AN and the terminal point of said line.

Situate in the County of Skagit, State of Washington.



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EXHIBIT "A"

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Axel Gidlof and Vivian J. Gidlof  
Purpose: For septic drain field on seller's adjoining property, as the said  
drain field now exists  
Area Affected: The exact location of said drain field is not disclosed on the  
record  
Dated: October 1, 1971  
Recorded: October 4, 1971  
Auditor's No.: 758828



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