



200305270357  
Skagit County Auditor

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RECORDER RECORDING MAIL TO:  
Edmund F. Gruel  
24231 23rd Avenue W.  
Bothell, WA 98021



200207310195  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: S-101817-E

LAND TITLE COMPANY OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): David W. Grobschmit, Tammie S. Grobschmit  
Grantee(s): Edmund F. Gruel, Nancy L. Gruel  
Abbreviated Legal: Lot 30, Blk 42, Montborne  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 4135-042-030-0006/P74691  
Re-record to correct legal

THE GRANTOR DAVID W. GROBSCHMIT and TAMMIE S. GROBSCHMIT, husband and wife  
for and in consideration of 1031 Tax-Deferred Exchange  
in hand paid, conveys and warrants to EDMUND F. GRUEL and NANCY L. GRUEL, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:  
See Attached Exhibit A

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID 3500

JUL 31 2002

Amount Paid \$ 4,291.65  
Skagit County Treasurer  
By: DC

See Attached Exhibit B

Dated this 29<sup>th</sup> day of July, 2002

By David W. Grobschmit By Tammie S. Grobschmit POA  
David W. Grobschmit by Tammie S. Grobschmit as his Attorney in Fact

By Tammie S. Grobschmit By \_\_\_\_\_  
Tammie S. Grobschmit

STATE OF Washington }  
County of Skagit } SS:

On this 29th day of July, 2002 before me personally appeared Tammie S. Grobschmit, to me known to be the individual described in and who executed the foregoing instrument for herself and as Attorney in Fact for David W. Grobschmit and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as his free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.  
(Seal)

Nancy Lea Cleave  
Nancy Lea Cleave  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 9/01/2002

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

# 2517

MAY 27 2003

Amount Paid \$  
Skagit Co. Treasurer  
By DC Deputy  
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**Exhibit "A"**

Lot 30, Block 42, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington,

EXCEPT the Northeasterly 40 feet for County road as conveyed to Skagit County by deed recorded July 14, 1941, in Volume 184, page 341, records of said county and state.

TOGETHER WITH that portion of vacated Lakeside Boulevard adjoining said premises.

TOGETHER WITH the Southeasterly  $\frac{1}{2}$  of vacated LaFayette Street adjoining said premises pursuant to Judgment entered in Skagit County Superior Court Cause No. 98-2-01307-1, EXCEPT said Northeasterly 40 feet for road referred to above.

ALSO TOGETHER WITH that portion of the 100 foot wide railroad right-of-way commonly known as the Northern Pacific Railway (and originally conveyed to the Seattle Lake Shore and Eastern Railway), lying Westerly of the centerline of said right-of-way and between the Northeasterly extensions of the Northwesterly and Southeasterly lines of the above described property.

Situate in the County of Skagit, State of Washington.



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Exhibit B

SUBJECT TO Easement recorded January 30, 1979 under Auditor's No. 895750;  
Easement recorded June 7, 199 under auditor's No. 9906070172; Survey  
recorded under Auditor's File No. 9209250058 and Protected Critical Area  
Site Plan recorded under Auditor's No. 200104090080.



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