

AFTER RECORDING MAIL TO:

Name **DONNA KING, DONNA KING**  
Address **20823 HIGHWAY 20**  
City, State, Zip **BURLINGTON, WA 98233**  
00074949

Filed for Record at Request of First American Title of Skagit County



200308220169  
Skagit County Auditor

8/22/2003 Page 1 of 2 1:30PM

**Statutory Warranty Deed**

**FIRST AMERICAN TITLE CO.**

74949E-1

**THE GRANTOR CHARLES J. CRUSE and PATRICIA A. CRUSE, Trustees of THE CRUSE FAMILY TRUST** dated April 2, 2003 for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to **DONNA KING, a married woman, as her separate estate** the following described real estate, situated in the County of **SKAGIT, State of Washington:**

See Exhibit A attached hereto and made a part hereof. Section 25, Township 36, Range 4; Ptn. NE 1/4

"This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey."

4261  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

AUG 22 2003

Amount Paid \$ 3670.47  
Skagit Co. Treasurer  
By *[Signature]* Deputy

Assessor's Property Tax Parcel Account Number(s): **360425-1-001-0403 P104959**

Dated August 12, 2003.

**CHARLES J. CRUSE**

**TRUSTEE OF THE CRUSE FAMILY TRUST**

**PATRICIA A. CRUSE**

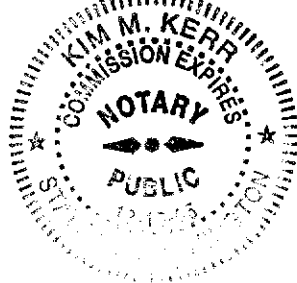
**TRUSTEE OF THE CRUSE FAMILY TRUST**

STATE OF WASHINGTON, }

COUNTY OF SKAGIT }

I certify that I know or have satisfactory evidence that **CHARLES J. CRUSE AND PATRICIA A. CRUSE** ARE the person who appeared before me, and said person acknowledged that THEY signed this instrument, on oath stated that THEY was authorized to execute the instrument and acknowledged it as the **TRUSEES of THE CRUSE FAMILY TRUST DATED APRIL 2, 2003** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal the day and year last above written.



*[Signature: Kim M. Kerr]*  
Notary Public in and for the State of Washington  
Residing at *Mount Vernon*  
My appointment expires *12/15/05*

**Exhibit A**

**That portion of the Northeast 1/4 of the Northeast 1/4 of Section 25, Township 36 North, Range 4 East, W.M., described as follows:**

**Beginning at the Northwest corner of the Northeast 1/4 of said Section 25; thence Easterly along the North line of said Section 25 a distance of 1,289.0 feet to the point of intersection with the Burlington Northern & Santa Fe Railroad Company's (formerly Northern Pacific Railway Company's) Seattle to Sumas, Washington Branch Line Main Track centerline, as now located and constructed; thence continuing Easterly along said North line to the point of intersection with a line drawn parallel with and distant 50.00 feet Easterly of, as measured at right angles to, said Main Track centerline; said point being the true point of beginning of the parcel to be described; thence continuing Easterly along said North line to a point of intersection with a line drawn parallel to and distant 150.00 feet Easterly of, as measured at right angles to said Main Track centerline, said point along being South 89 degrees 58'03" West a distance of 1,224.69 feet, more or less, from the Northeast corner of Section 25, and also the Northwest corner of a tract conveyed to James C. Burress, et ux, by deed recorded July 18, 1986, under Auditor's File No. 8607180068; thence South 01 degrees 33'02" West, along the East margin of the railroad property, a distance of 270.10 feet to the Southwest corner of said Burress Tract; thence North 89 degrees 58'03" East, along the South line of said Burress Tract a distance of 229.88 feet; thence South 01 degrees 33'02" West a distance of 858.13 feet to a point 169.2 feet North of and parallel to the South line of said Northeast 1/4 of the Northeast 1/4 of Section 25; thence North 89 degrees 45'58" West, along a line that is 169.2 feet North of and parallel to the South line of the Northeast 1/4 of the Northeast 1/4 of said Section 25, a distance of 314.64 feet to the West line of said Northeast 1/4 of the Northeast 1/4; thence North 00 degrees 39'00" East, along said West line, a distance of 240.20 feet to the Southerly line of a tract conveyed to the Northern Pacific Railway Company by deed recorded June 5, 1913 in Volume 92 of Deeds, page 200, under Auditor's File No. 96947; thence North 88 degrees 26'58" West, along said Southerly line, to a point of intersection with a line drawn parallel to and distant 50.00 feet Easterly of, as measured at right angles to, said Main Track centerline; thence Northerly along said line to the true point of beginning;**



200308220169  
Skagit County Auditor

8/22/2003 Page

2 of

2 1:30PM