

When Recorded Return to:
DANNY G. SIPE
11435 Whistle Lake Road
Anacortes WA 98221

200309030150
Skagit County Auditor

9/3/2003 Page 1 of 2 4:07PM

Chicago Title Company - Island Division
Order No: AE9423 JAC

C28395 ✓

STATUTORY WARRANTY DEED

THE GRANTOR CHRYSTAL AILEEN SIPE, as her separate estate

for and in consideration of One Hundred Forty Thousand and 00/100...(\$140,000.00)
DOLLARS

in hand paid, conveys and warrants to

DANNY G. SIPE, unmarried man

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

BriefLegal Ptn. of SP#44-74

COMPLETE LEGAL DESCRIPTION AS SHOWN ON EXHIBIT "A" ATTACHED HERETO
AND MADE A PART HEREOF BY THIS REFERENCE.

Tax Account No. : 350231-0-039-0005 P33302; 350231-0-042-0208 P33310

Subject to: Restrictions, reservations and easements of record.

Dated: August 29, 2003

CHRYSTAL AILEEN SIPE

Date

4522

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 03 2003

Amount Paid \$

Skagit Co. Treasurer

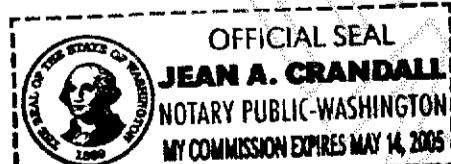
By *[Signature]* Deputy

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that CHRYSTAL AILEEN SIPE 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 therein mentioned in this instrument.

Dated: 9-2-03

Notary Public in and for the State of Washington
Residing at *[Signature]*
My appointment expires: 5-14-05



Chicago Title Company - Island Division

EXHIBIT 'A'

Description:

Order No: AE9423 JAC

PARCEL A:

That portion of the Southwest Quarter of the Northeast Quarter of Section 31, Township 35 North, Range 2 East of the Willamette Meridian, described as follows:

Commencing at the intersection of the West line of said subdivision and a line that is 220 feet North of and parallel to the South line of said subdivision;
Thence East along said line to its intersection with a line that is 220 feet East of and parallel to the West line of said subdivision;
Thence North along said line a distance of 53.46 feet to a line that is 60.00 feet South of the North line of the South Half of the South Half of the Southwest Quarter of the Northeast Quarter;
Thence North $89^{\circ}42'15''$ East parallel to the North line of said South Half of the South Half a distance of 90.00 feet, more or less to the West line of Tract "B" of the Steven J. Morris property described in deed recorded November 23, 1998 under Auditor's File No. 9811230064, records of Skagit County, Washington, and the true point of beginning;
Thence North $0^{\circ}06'$ East and parallel with the East line of said West 726.00 feet of said Southwest Quarter of the Northeast Quarter a distance of 120.00 feet to a line that is 60 feet North and parallel to the North line of the South Half of the South Half of the Southwest Quarter of the Northeast Quarter;
Thence South $89^{\circ}42'15''$ West along said parallel line, to the West line of the Southwest Quarter of the Northeast Quarter;
Thence South along said West line a distance of 120 feet;
Thence North $89^{\circ}42'15''$ East and parallel to the North line of the South Half of the South Half of the South Half of the Southwest Quarter of the Northeast Quarter to the true point of beginning;

EXCEPT any portion lying within the boundaries of Whistle Lake Road.

PARCEL B:

That portion of the Southwest Quarter of the Northeast Quarter of Section 31, Township 35 North, Range 2 East of the Willamette Meridian, described as follows:

Commencing at the intersection of the West line of said subdivision and a line that is 220 feet North of and parallel to the South line of said subdivision;
Thence East along said line to its intersection with a line that is 220 feet East of and parallel to the West line of said subdivision;
Thence North along said line a distance of 53.46 feet to a line that is 60.00 feet South of the North line of the South Half of the South Half of the Southwest Quarter of the Northeast Quarter and the true point of beginning;
Thence West and parallel with the South line of the Southwest Quarter of the Northeast Quarter to the West line of the Southwest Quarter of the Northeast Quarter of said Section 31;
Thence South along said West line a distance of 53.46 feet to a point 220 feet North of the Southline of the Southwest Quarter of the Northeast Quarter;
Thence East and parallel with the South line of the Southwest Quarter of the Northeast Quarter to the true point of beginning;

EXCEPT any portion lying within the boundaries of Whistle Lake Road.

(ALL lying within the boundaries of SHORT PLAT NO. 44-74 recorded under Auditor's File No. 806785, records of Skagit County, Washington)

Situated in Skagit County, Washington