

AFTER RECORDING MAIL TO:
Mr. and Mrs. Roger W. Mercer
109 Lowell Canyon Road
Seward, AK 99664



200309260247
Skagit County Auditor

9/26/2003 Page 1 of 2 3:54PM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 109098-PE

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Helen A. Maas
Grantee(s): Roger W. Mercer and Bertha Mercer
Abbreviated legal: A ptn of Gov. Lots 4 & 5, 25-34-3 E WM

Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): 340325-0-052-0005, P22726, 340325-0-013-0003, P22678, 340325-0-013-0102, P22679, 340325-0-023-0100, P22694

THE GRANTOR **HELEN A. MAAS**, a single woman, as her separate property for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, as Part of an IRC Section 1031 Tax Deferred Exchange in hand paid, conveys and warrants to **ROGER W. MERCER and BERTHA MERCER**, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Dated September 9, 2003

Helen A. Maas
Helen A. Maas

#4993
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 26 2003

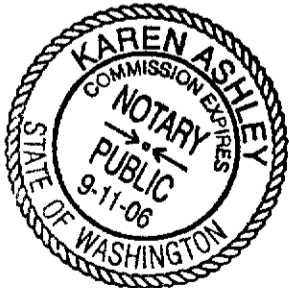
Amount Paid \$ 3378.24
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Helen A. Maas** the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 15, 2003

Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2006



Policy No.:
Order No.:

EXHIBIT A

PARCEL "A":

That portion of the North 285.9 feet of Government Lot 5 in Section 25, Township 34 North, Range 3 East, W.M., lying Westerly of the "New" County Road as conveyed by deed dated December 13, 1946, and recorded January 9, 1947 under Auditor's File No. 399826,

EXCEPT that portion described as follows:

Beginning at a point on the South line of the above described tract that is 200 feet West of the Southeast corner thereof;
thence East along said South line, 200 feet, to its intersection with the West line of said New County Road;
thence Northerly along said West line 140 feet;
thence West parallel to the North line of said Government Lot 5, to a point that is due North of the point of beginning;
thence South to the point of beginning;

ALSO, EXCEPT a right-of-way for dike purposes for the construction, use and maintenance of a dike as condemned by Diking District No. 3 of Skagit County in Superior Court Cause No. 2982;

ALSO, EXCEPT that portion conveyed to Diking District No. 3 by deed recorded March 21, 1922 under Auditor's File No. 155208.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the following described tract, lying Southerly of an existing fence running in an Easterly and Westerly direction approximately 17 feet North of the South line thereof:

That portion of Government Lot 4, Section 25, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at the intersection of the South line of said Lot 4 with the Westerly line of the New County road as now surveyed, the centerline of which is 800.56 feet West of the Southeast corner of Lot 4;
thence Northeasterly along said County road 500 feet, more or less, to the Southeast corner of a tract conveyed to Gene Scott;
thence North $68^{\circ}40'$ West along the line of a fence as now constructed, to the dike right-of-way of Dike District No. 3 along the Skagit River;
thence Southerly along said dike right-of-way to the South line of Lot 4;
thence East to the point of beginning.

Situate in the County of Skagit, State of Washington.

