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Anacortes, WA 98221-0547



200401160149

Skagit County Auditor

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Document Title:

Warranty Deed

Grantor(s):

Ronald Lee Evans and Shunji Asari

Grantee:

City of Anacortes

Legal Description:

Ptn. W/2, NW SE, Sec. 25, T35N, R1E WM

Additional Legal Description is on:

Attached Exhibit "A"

Assessor's Tax Parcel Numbers:

350125-0-0156-0001 (P32180)

WARRANTY DEED

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

JAN 16 2004

IN THE MATTER OF:

CITY OF ANACORTES

H AVENUE IMPROVEMENT PROJECT

Parcel No. P32180

Am. Junt Paid \$ 0
By Skagit Co. Treasurer Deputy

THE GRANTORS, SHUNJI ASARI, a single man, as to an undivided 90% interest, and RONALD LEE EVANS, a single man, as to the remaining undivided 10% interest, for and in consideration of the sum of ZERO AND NO/100 (\$0.00) DOLLARS, and other valuable consideration, hereby convey and warrant to the CITY OF ANACORTES, the following described real estate, situated in Skagit County, in the State of Washington, to the same extent and purpose as if the rights herein granted had been acquired under Eminent Domain statutes of the State of Washington:

Legal Description:

See Exhibit A attached hereto and made a part hereof.

All situate in the City of Anacortes, Skagit County, Washington

Conveying approximately 1,800 square feet more or less

Also, the Grantors requests the Assessor and Treasurer of said County to set over to the remainder of the hereinabove described the lien, of all unpaid taxes, if any, affecting the real estate herein conveyed, as provided for by RCW 84.60.070.

It is understood and agreed that delivery of this deed is hereby tendered and that the terms and obligations hereof shall not become binding upon the City of Anacortes unless and until accepted and approved hereon in writing for the City of Anacortes, by the mayor of the City of Anacortes.

Dated this 17th day of December, 2003.

GRANTOR:

By: [Signature]

Print Name: SHUNJI ASARI

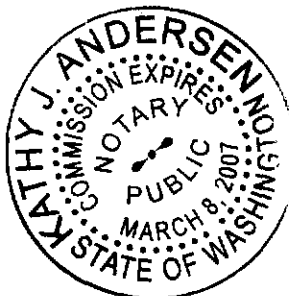
By: see lack of probate affidavit

Print Name: death certificate

STATE OF WASHINGTON)

COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Shunji Asari signed this instrument, on oath stated that (he/she/they) (was/were) authorized to execute the instrument and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



Dated: 12/17/03

Notary Signature: [Signature]

Notary Public in and for the State of Washington

Notary (print name): Kathy J. Andersen

Residing at: Whatcom County

My appointment expires: 3-8-07

Dated this _____ day of _____, 2003.

CITY OF ANACORTES

[Signature]
H. Dean Maxwell, Mayor

Approved as to form:

[Signature] 12/31/03
Ian Munce, City Attorney



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EXHIBIT A

RIGHT-OF-WAY ACQUISITION
SKAGIT COUNTY ASSESSOR'S
PARCEL NUMBER P-32180

THE WEST 10 FEET OF THE FOLLOWING DESCRIBED PROPERTY:

PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID WEST HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 858 FEET; THENCE WEST TO THE WEST LINE OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE EAST 350 FEET TO THE WEST LINE OF THAT CERTAIN TRACT CONVEYED TO THE CITY OF ANACORTES BY DEED DATED APRIL 20, 1943 AND RECORDED APRIL 24, 1943, UNDER AUDITOR'S FILE NO. 361682; THENCE SOUTH ALONG THE WEST LINE OF THE CITY OF ANACORTES TRACT AND THE WEST LINE THEREOF EXTENDED A DISTANCE OF 180 FEET; THENCE WEST 350 FEET TO THE WEST LINE OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, THENCE NORTH ALONG THE WEST LINE OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, 180 FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION LYING WITHIN THE BOUNDARIES OF HEART LAKE ROAD. ("H" AVENUE)

THE INTENTION OF THIS ACQUISITION IS TO CREATE A 30 FOOT RIGHT OF WAY ON THE EAST SIDE OF "H" AVENUE ABUTTING THE ABOVE DESCRIBED PROPERTY.

SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



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Skagit County Auditor