



200401300189
Skagit County Auditor

1/30/2004 Page 1 of 1 2:03PM

AFTER RECORDING MAIL TO:

JOAN E. CONKLING,
22820 304TH ST. NE
ARLINGTON, WA 98223
A75794

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

FIRST AMERICAN TITLE CO.

A75794-E

Statutory Warranty Deed

THE GRANTOR LAURA M. ENGBRETSSEN, formerly Laura M. Christenson, AS HER SEPARATE ESTATE for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to JOAN E. CONKLING, An Unmarried Woman the following described real estate, situated in the County of SKAGIT, State of Washington:

Lot A of Skagit County Short Plat No. 96-008, approved December 10, 1996, recorded December 31, 1996 in Volume 12 of Short Plats, page 173, under Auditor's File No. 9612310184, being a portion of the Southwest 1/4 of the Northeast 1/4 of Section 5, Township 33 North, Range 3 East, W.M.;

TOGETHER WITH a 20 foot access and utility easement across Lot B of said Skagit County Short Plat No. 96-008, as delineated on the face of said Short Plat,

AND TOGETHER WITH an exclusive easement for ingress and egress, over, under and across the South 20 feet of Lot B of said Short Plat No. 96-008; as reserved within that instrument recorded under Skagit County Auditor's File No. 9901290142;

AND ALSO TOGETHER WITH an easement for utilities (water, sewer, electric, telephone and gas) over, under and across the North 10 feet of Lot B of said Short Plat No. 96-008, as reserved within that instrument recorded under Skagit County Auditor's File No. 9901290142.

" 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."

Assessor's Property Tax Parcel Account Number(s): 330305-1-001-0000 P15436

Dated January 21, 2004.

459
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

Laura M. Engbretsen
LAURA M. ENGBRETSSEN

JAN 30 2004

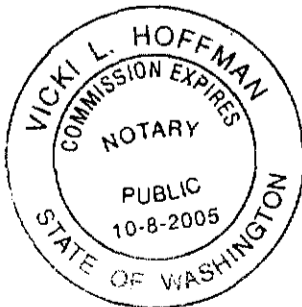
Amount Paid \$ 6885.00
By: *[Signature]*
Skagit County Treasurer Deputy

STATE OF WASHINGTON
COUNTY OF SKAGIT

} ss

I certify that I know or have satisfactory evidence that LAURA M. ENGBRETSSEN is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 1-28-04



Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at ANACORTES
My appointment expires: 10-8-05