

AFTER RECORDING MAIL TO:

THOMAS BENWELL,  
8950 GARDEN TERRACE LANE  
SEDRO WOOLLEY, WA 98284  
B76688

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



200402270084

Skagit County Auditor

2/27/2004 Page

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1 10:05AM

**Statutory Warranty Deed** FIRST AMERICAN TITLE CO.

B76688-E-1

THE GRANTOR JAMES R MUMFORD II and DEBORA R. MUMFORD, husband and wife and C. RAY WICKERT and CONNIE L. WICKERT, husband and wife for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to THOMAS BENWELL, AN UNMARRIED MAN, the following described real estate, situated in the County of SKAGIT, State of Washington:

Lot 7, "PLAT OF GARDEN TERRACE", as per Plat recorded in Volume 15 of Plats, Pages 153 through 154, records of Skagit County, Washington.

"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."

#877

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

FEB 27 2004

Amount Paid \$ 994.50  
By: Skagit County Treasurer Deputy

Assessor's Property Tax Parcel Account Number(s): , 4623-000-007-0006 P105665

Dated February 20, 2004.

Clifford Ray Wickert  
C. RAY WICKERT

Connie L. Wickert  
CONNIE L. WICKERT

James R Mumford II  
JAMES R MUMFORD II

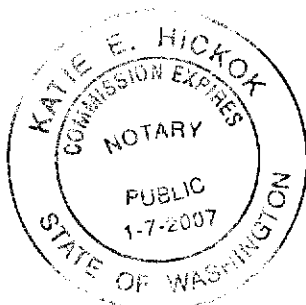
Debora R Mumford  
DEBORA R. MUMFORD

STATE OF WASHINGTON  
COUNTY OF SKAGIT

} ss

I certify that I know or have satisfactory evidence that JAMES R MUMFORD II and DEBORA R. MUMFORD and C. RAY WICKERT and CONNIE L. WICKERT are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 2-24-04



Katie E Hickok  
Notary Public in and for the State of Washington  
Residing at Mt Vernon  
My appointment expires: 1-7-07