



200404290110

Skagit County Auditor

DO NOT WRITE ABOVE THIS LINE - OFFICIAL USE ONLY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS WARRANTY DEED, executed this 15 day of JANUARY, 2004,

by first party, SKY A. SUTER, an individual, [] married [X] unmarried (hereinafter referred to as "Grantor") whose post office / mailing address is

326 B WEST MONROE ST. SEDRO WOOLLEY, WA

to the second party, JAMES B. MEYER, an individual, [] married [X] unmarried (hereinafter referred to as "Grantee") whose post office / mailing address is

2902 BAKERVIEW PLACE MT. VERNON, WA 98273

WITNESSETH, That the first party, for good consideration and for the sum of

TEN AND NO/100 Dollars (\$ 10.00)

in hand paid, by the said second party, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and warrant unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of SKAGIT, State of Washington, to wit:

SEE ATTACHED DESCRIPTION OF PROPERTY

Lot 28 Bakerview West P113642

Previously referenced as follows: Book VOLUME 17, Page 13-16, Document No. of the Recorder of SKAGIT County.

SUBJECT TO all easements, rights-of-way, mineral reservations of record and protective covenants, if any.

NOT TO INCLUDE, any and all gas, oil and minerals, under, on or in any way within the boundaries of the above described property owned by Grantor, which are hereby reserved by Grantor.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging. Grantor, for Grantor and for Grantor's heirs and assigns, executors and administrators, covenants with Grantee and Grantee's heirs and assigns, that Grantor and any other person or persons in Grantor's name and behalf or claiming under Grantor shall not or will not hereafter claim or demand any right or title to the premises or any part thereof, but they and each of them shall be excluded and forever barred therefrom except as herein set forth.

THE PROPERTY BEING CONVEYED:

- 1. [] is not a part of the homestead of Grantor, or
2. [X] is a part of the homestead of Grantor,

and if Grantor is married, the conveyance is joined by both Husband and Wife with both Husband and Wife hereby releasing all rights of dower.

TAXES for tax year _____ shall:

- 1. be prorated between Grantor and Grantee as of the date of execution.
- 2. be paid by Grantor.
- 3. be paid by Grantee.

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Sky A. Suiter
 Signature of Grantor
SKY A. SUITER
 Print name of Grantor

PREPARER

This document prepared/drafted:

- 1. under the supervision of the following Washington attorney.
- OR
- 2. by a party to this instrument whose name and address appear below.

Signature: *Keith Padgett*
 Name: KEITH PADGETT Company/Firm: COACH CORRAL
 Address: 377 So BURLINGTON BLVD
 City: BURLINGTON State: WA Zip: 98233
 Phone: (360) 766 6913

State of WA
 County of SKAGIT

I certify that I know or have satisfactory evidence that SKY A SUITER (name) is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 2-17-04
Linda Milbourn
 (Signature)



Notary
 Title
 My appointment expires 11-24-04

return to the preparer, at the address above, after recording 2042
 SKAGIT COUNTY WASHINGTON
 SEND TAX STATEMENTS TO GRANTEE: REAL ESTATE EXCISE TAX

Name(s): JAMES B. MEYER APR 29 2004
 Address: 2902 BAKERVIEW PLACE
MTVERNON, WA 98273

Amount Paid \$ 2375.70
 Skagit Co. Treasurer
 By *lp* Deputy



DESCRIPTION OF PROPERTY
FOR WARRANTY DEED DATED

Grantor: JANUARY 15, 2004
SKY A. SUITER Grantee: JAMES B. MEYER

LOT 28, "PLAT OF BAKERVIEW WEST" AS PER
PLAT RECORDED IN VOLUME 17 OF PLATS,
PAGES 13 THRU 16, INCLUSIVE, RECORDS OF
SKAGIT COUNTY, WASHINGTON

Grantor: SKY SUITER 2-17-04



200404290110
Skagit County Auditor

4/29/2004 Page 3 of 3 3:11PM