

**AFTER RECORDING MAIL TO:**

Mr. Melvin E. Anderson, Trustee  
~~2108 15th Street~~ **2108 S. 15th Street**  
Mount Vernon, WA 98274



200405260001  
Skagit County Auditor

5/26/2004 Page 1 of 1 9:33AM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 112349-SE

**LAND TITLE OF SKAGIT COUNTY**

**Statutory Warranty Deed**

Grantor(s): Gunnar Pedersen

Grantee(s): Melvin E. Anderson and Ruth Shepard, Trustees of The Anderson-Shepard Revocable Living Trust, dated 3-30-04

Abbreviated Legal: Lot 6, Blackburn Ridge

Assessor's Tax Parcel Number(s): 4708-000-006-0000, P113155

**THE GRANTOR** Gunnar Pedersen, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **MELVIN E. ANDERSON AND RUTH SHEPARD, TRUSTEES OF THE ANDERSON-SHEPARD REVOCABLE LIVING TRUST, DATED 3-30-04** the following described real estate, situated in the County of Skagit, State of Washington.

Lot 6, "PLAT OF BLACKBURN RIDGE," as per plat recorded in Volume 16 of Plats, pages 206 through 208, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

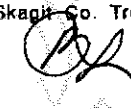
Subject to: Paragraphs A through D, inclusive of Schedule B-1 of Land Title Company's Preliminary Commitment for Title Insurance No. 112349-SE.

Dated May 24, 2004

  
Gunnar Pedersen

#2560  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

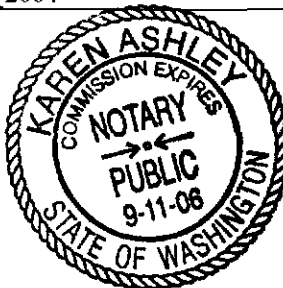
MAY 26 2004


Amount Paid \$ 3649.00  
Skagit Co. Treasurer  
By  Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

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

Dated: May 25th 2004



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