

AFTER RECORDING MAIL TO:
Bobby Stavropoulos
2801 W. 2nd Street
Anacortes, WA 98221



200406110052
Skagit County Auditor

6/11/2004 Page 1 of 2 11:34AM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 112222-PAE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Carl R. Bruner and Carmen E. Bruner
Grantee(s): Bobby Stavropoulos
Abbreviated Legal: Lots 1, 2 & ptn of 3, Blk 304, Northern Pacific Add.
Assessor's Tax Parcel Number(s): P112516/3809-304-003-0000

THE GRANTOR CARL R. BRUNER AND CARMEN E. BRUNER, HUSBAND AND WIFE for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to **BOBBY STAVROPOULOS, A MARRIED MAN AS HIS SEPARATE PROPERTY** the following described real estate, situated in the County of Skagit, State of Washington.

Lots 1 and 2 and the East ½ of Lot 3, Block 304, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, Page 9, records of Skagit County, Washington.
(Also known as Lot 1 of Survey recorded in Volume 18 of Surveys, page 46.)

Situate in the City of Anacortes, County of Skagit, State of Washington.

SUBJECT TO: 2ND HALF 2004 TAXES; EASEMENT FOR ELECTRIC TRANSMISSION LINE, DATED OCTOBER 19, 1994, RECORDED NOVEMBER 3, 1994, UNDER AUDITOR'S FILE NO. 9411030052.

Dated June 4, 2004

Carl R Bruner by
& Carmen E Bruner attorney in fact Carmen E Bruner
Carl R. Bruner Carmen E. Bruner

STATE OF Washington }
COUNTY OF _____ } SS:

On this _____ day of _____ before me personally appeared Carmen E. Bruner
who executed the foregoing instrument for her self and as Attorney in Fact for Carl R. Bruner
and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as his free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal)

2922
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 11 2004

Amount Paid \$ 4788.00
Skagit Co. Treasurer
By hp Deputy

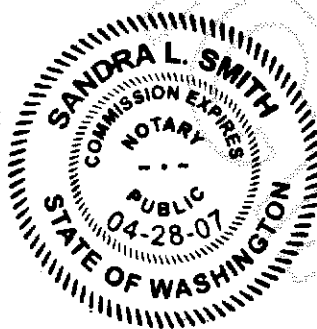
Notary Public in and for the State of Washington
Residing at _____
My appointment expires: _____

State of Washington }
STATE OF Washington }
COUNTY OF King } SS:

On this 4th day of June, 2004 before me personally appeared Carmen E. Bruner, to me known to be the individual described in and who executed the foregoing instrument for her self and as Attorney in Fact for Carl R. Bruner and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as his free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written
(Seal)

S. Smith
Notary Public in and for the State of Washington
Residing at Decatur Island, WA
My appointment expires: 4/28/07



200406110052
Skagit County Auditor