

Return Address:
West. WA Corp. of 7th Day Adventists
20015 Bothell Everett Hwy
Bothell, WA 98012



200406290017
Skagit County Auditor

6/29/2004 Page 1 of 3 8:52AM

109606-PE

LAND TITLE OF SKAGIT COUNTY

Document Title(s) (for transactions contained therein): 1. Statutory Warranty Deed with Boundary Line Adjustment 2. 3. 4.
Reference Number(s) of Documents assigned or released: (on page of documents(s))
Grantor(s) 1. Ron T. VanLuven 2. Kathy F. VanLuven 3. 4.
Additional Names on page of document.
Grantee(s) 1. Western Washington Corporation of Seventh Day Adventist 2. 3. 4.
Additional Names on page of document.
Legal Description (abbreviated i.e. lot, block, plat or section, township, range) A ptn of Lot 2, SP 90-76 in NW ¼ of NW ¼, 33-36-4 E W.M. & of Tr. 16, Burl. Acreage
Additional legal is on page of document.
Assessor's Property Tax Parcel/Account Number 350433-2-002-0600 P121702
The Auditor/Recorder will rely on information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

STATUTORY WARRANTY DEED
with
BOUNDARY LINE ADJUSTMENT

The Grantors, Ron T. Van Luven and Kathy F. Van Luven, husband and wife, for and in the consideration of Ten Dollars (\$10) and other valuable consideration in hand paid, and to effect a boundary line adjustment, convey and warrant to Grantee, Western Washington Corporation of Seventh Day Adventist, a Washington public benefit corporation, the real property described as follows:

The West 200 feet of Lot 2 of Skagit County Short Plat 90-76, approved March 11, 1991 and recorded March 11, 1991, in Volume 9 of Short Plats at pages 327 and 328 under Auditor's File No. 9103130025, being a portion of the Northwest ¼ of the Northwest ¼ of Section 33, Township 35 North, Range 4 East, W.M., said property to aggregate with Grantee's property (Lot 1 of said Short Plat 90-76);

SUBJECT to a non-exclusive easement for utilities over-under and across the South ten feet of the West 200 feet of Lot 2 of said Short Plat 90-76; and

FURTHER SUBJECT to a non-exclusive easement for ingress-egress and utilities over, under and across the following described portion of said Lot 2 commencing at the Southwest corner of said Lot 2, said point is on the East right-of-way line of Peacock Lane; thence North 0° 04' 15" West along the West line of said Lot 2 a distance of 183.23 feet to the TRUE POINT OF BEGINNING; thence North 89° 55' 45" East, parallel to the South line of said Lot 2, a distance of 200.00 feet to the East line of the West 200.00 feet of said Lot 2; thence North 0° 04' 15" West along said East line, 20.00 feet; thence South 89° 55' 45" West 150.00 feet; thence North 76° 34' 29" West 51.42 feet to the West line of said Lot 2; thence South 0° 04' 15" East along said line, 32.00 feet to the TRUE POINT OF BEGINNING; and **FURTHER SUBJECT** to easements of record.

Situate in the city of Burlington, county of Skagit, state of Washington.

Boundary Line Adjustment
Approved by:

The above described property will be combined or aggregated with contiguous property owned by the grantee. This lot boundary adjustment is not for the purpose of creating an additional lot.

Margaret S. Leek 5/17/04
PLANNING DIRECTOR **DATE**

#3291
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 29 2004

Amount Paid \$ 3.130⁰⁰
Skagit Co. Treasurer
By *BA* Deputy

This Boundary Line Adjustment is not for the purpose of creating an additional building lot.



200406290017
Skagit County Auditor

