

AFTER RECORDING MAIL TO:
Mr. and Mrs. Joe F. Pedersen
3300 Commanche Drive
Mount Vernon, WA 98273



200408190092
Skagit County Auditor

8/19/2004 Page 1 of 1 11:41AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 113120-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Thomas A. Simonseth
Grantee(s): Joe F. Pedersen and Sharon G. Pedersen
Abbreviated Legal: Lot 7, Eastmont
Assessor's Tax Parcel Number(s): 4637-000-007-0006, P106550

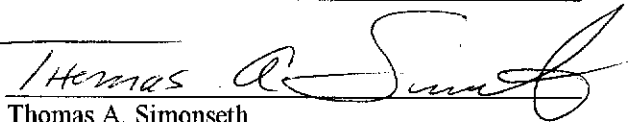
THE GRANTOR THOMAS A. SIMONSETH, an unmarried man as his separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to JOE F. PEDERSEN and SHARON G. PEDERSEN, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 7, "PLAT OF EASTMONT," as per plat recorded in Volume 15 of Plats, pages 199 through 201, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.


Subject To: Paragraphs A through H, inclusive, Schedule "B-1" of Land Title Company's Preliminary Commitment for Title Insurance No. 113120-SE, attached hereto and made part hereof

Date: August 16th, 2004


Thomas A. Simonseth

4392
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

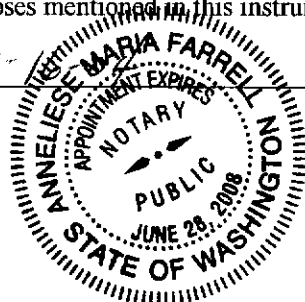
AUG 19 2004

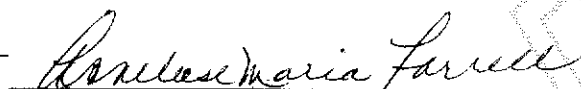
Amount Paid \$ 3346.40
By  Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Thomas A. Simonseth** 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: 8-





Notary Public in and for the State of Washington
Residing at La Conner
My appointment expires: 6/28/08