

Return Address:
ROBERT JOHNSON
17540 92ND NE
BOTHELL, WA 98011



200408300187
Skagit County Auditor

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WASHINGTON STATE COUNTY AUDITOR/RECORDER'S INDEXING FORM (Cover Sheet)

Please print or type information

CHICAGO TITLE CO.

Document Title(s) (or transactions contained therein):

1. STATUTORY WARRANTY FULFILLMENT DEED
- 2.
- 3.
- 4.

Chicago Title Company has placed this document for recording as a customer courtesy and accepts no liability for its accuracy or validity

ACCOMMODATION RECORDING

Reference Number(s) of Documents assigned or released:

Auditor's File No.: 888128 Document Title: REAL ESTATE CONTRACT

Grantor(s) (Last name first, then first name and initials):

1. AMBASSADOR REALTY
- 2.
- 3.
- 4.
5. Additional names on page ___ of document.

Grantee(s) (Last name first, then first name and initials):

1. ROBERT JOHNSON
- 2.
- 3.
- 4.
5. Additional names on page ___ of document.

Legal Description (abbreviated: i.e. lot, block, plat or section, township, range):

Legal Description (abbreviated): Ptn. 32-33-10 aka Tract 2 Survey of Trail Creek
additional legal(s) on page 2

Assessor's Property Tax Parcel/Account Number:

331032-0-007-0608(P18866)

Additional legal is on page ___ of document.

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.



PIONEER NATIONAL
TITLE INSURANCE

A TICO COMPANY

Filed for Record at Request of

THIS SPACE RESERVED FOR RECORDER'S USE.

REVENUE STAMPS

AFTER RECORDING MAIL TO:

Mr. Robert Johnson

17540 92nd Ave. NE

Bothell, WA 98018

SKAGIT COUNTY WASHINGTON
Real Estate License 14

SEP 25 1978

Amount Paid \$ 130.00
Dish W. No. Co. Trans.
Dobby

Statutory Warranty Deed

FORM L59F

(CORPORATE FORM)

THE GRANTOR , AMBASSADOR REALTY, LTD.

for and in consideration of THIRTEEN THOUSAND AND NO/100 DOLLARS.....(\$13,000.00)

in hand paid, conveys and warrants to ROBERT JOHNSON, a single man,

the following described real estate, situated in the County of Skagit , State of Washington:

Commencing at the West Quarter corner of Section 32, Township 33 North, Range 10 East, W.M.;

Legal description and other provisions as set forth in "Exhibit A", attached hereto, are by this reference incorporated herein.

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated August 28, 1978, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on _____, Rec. No. _____

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers and its corporate seal to be hereunto affixed this 14th day of SEPTEMBER, 1978

AMBASSADOR REALTY, LTD.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Fulfillment
AUG 30 2004

By *[Signature]* President
By *[Signature]* Secretary

STATE OF WASHINGTON,
Province of British Columbia
County of Vancouver

By *[Signature]* Deputy
Amount Paid,
Skagit Co. Treasurer

On this 14th day of SEPTEMBER, 1978, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared SUMMIE VEJEL and LAWRENCE E. DAUSCH, President and Secretary, respectively, of AMBASSADOR REALTY LTD.

the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that THEY ARE authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal this _____ day of _____, 1978, and year first above written.



200408300187
Skagit County Auditor

Notary Public in and for the State of Washington,
residing at
2031 Terrace Ave, North Vancouver, B.C.

EXHIBIT "A"

WARRANTY FULFILLMENT DEED dated August 28, 1978

GRANTOR: AMBASSADOR REALTY, LTD.

GRANTEE: ROBERT JOHNSON, a single man,

Legal description:

Commencing at the West Quarter corner of Section 32, Township 33 North, Range 10 East, W.M.; thence along the West line of said Section 32, and along the centerline of the existing county road, North 01°21'02" East 445.45 feet; thence South 89°11'09" East, 30.00 feet to a point on the East right-of-way line of the county road; thence continuing South 89°11'09" East, 1000.00 feet to the TRUE POINT OF BEGINNING; thence North 01°21'02" East, 220 feet to a point on the North line of the South Half of the Southwest Quarter of the Northwest Quarter; thence South 89°11'09" East, along said North line and along the North line of the South Half of Government Lot 4 to the Sauk River; thence along the Sauk River and along the Southeasterly line of said Government Lot 4, in a Southwesterly direction to a point whence the point of beginning bears North 89°11'09" West; thence North 89°11'09" West, to the TRUE POINT OF BEGINNING.

The above described parcel lies wholly within the Southwest Quarter of the Northwest Quarter and Government Lot 4 of Section 32, Township 33 North, Range 10 East, W.M.

(Also known as Tract 2 unrecorded Plat of Trail Creek.)

SUBJECT TO:

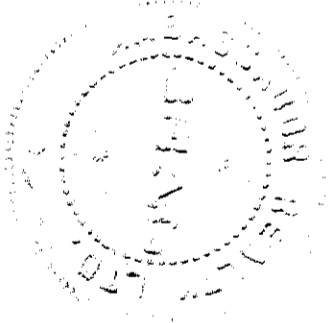
Exceptions and reservations contained in deed recorded under auditor's file No. 440499.

Covenants, conditions, restrictions, easement and assessments contained in declaration of protective restrictions, easement and assessments recorded under auditor's file No. 776807. Said covenants, conditions and restrictions superseding the covenants, conditions and restrictions recorded under auditor's file No. 772763.

Liens which may have heretofore attached pursuant to the provisions of covenants, conditions and restrictions.

Right of the state of Washington in and to that portion of said premises, if any, lying in the bed of the Sauk River.

An easement for utilities recorded under auditor's file No. 784768.



AMBASSADOR REALTY, LTD.

Gary Page
.....
Director
Lawrence E. Francis
.....
Director

