


AFTER RECORDING MAIL TO:
Mr. and Mrs. Dean S Peel
1202 36th Street
Anacortes, WA 98221


200409280094
Skagit County Auditor
9/28/2004 Page 1 of 2 11:13AM

Filed for Record at Request of
Platinum Escrow, LLC.
Escrow Number: 04-09-29022
Title Number: A82462

Statutory Warranty Deed

Grantor(s): Clifford J. Schroeder and Carol A. Schroeder
Grantee(s): Dean S Peel and Vonnice L Peel

FIRST AMERICAN TITLE CO.

A82462

THE GRANTOR Clifford J. Schroeder and Carol A. Schroeder, husband and wife, 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 Dean S Peel and Vonnice L Peel, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lots 11 and 12, block 3, "Child's and Hagadorn's First Addition to Anacortes", according to the plat thereof recorded in volume 2 of plats, page 29, records of Skagit County, Washington; except the North 8feet thereof, as conveyed to the City of Anacortes for alley purposes by deed recorded under Auditor's File No. 507978, records of Skagit County, Washington

Assessor's Tax Parcel Number(s): 3783-003-012-0007 P7096

Subject to paragraphs 1 of First American Title of Skagit County's preliminary title report order No. A82462 as set fourth on attached Exhibit "A" and by this reference made a part hereof as if fully incorporated herein.

Dated 9/21/04


Clifford J. Schroeder



Carol A. Schroeder

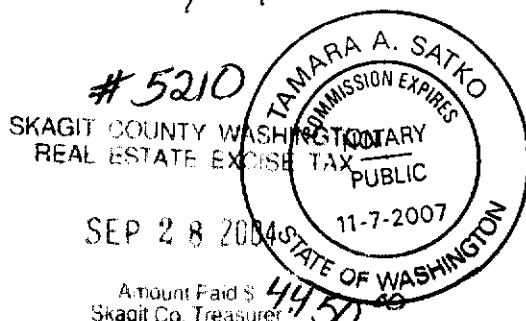
STATE OF Washington
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that Clifford J. Schroeder and Carol A. Schroeder

is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 9/21/04





Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 11/7/07

Exhibit A

1. DEFECTS, LIENS, ENCUMBERANCES, ADVERSE CLAIMS OR OTHER MATTERS IF ANY, CREATED, FIRST APPEARING IN THE PUBLIC RECORDS OR ATTACHING SUBSEQUENT TO THE EFFECTIVE DATE HEREOF BUT PRIOR TO THE DATE OF THE PROPOSED INSURED ACQUIRES OF RECORD FOR VALUE THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT.



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Skagit County Auditor