

AFTER RECORDING MAIL TO:  
First American Exchange  
3202 Commercial Avenue  
Anacortes, WA 98221



200412030082  
Skagit County Auditor

12/3/2004 Page 1 of 3 9:39AM

Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: A81277

### Statutory Warranty Deed

Grantor(s): Mt. Vernon Allergy Corporation  
Grantee(s): First American Exchange

FIRST AMERICAN TITLE CO.

A81277-E

Section 20, Township 34, Range 4, ptn. SE -- NE

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 340420-1-016-0002 (P26909)

THE GRANTOR Mt. Vernon Allergy Corporation, a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to First American Exchange of Skagit County, a Washington corporation, the following described real estate, situated in the County of Skagit, State of Washington.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "B" attached hereto.

Dated December 1, 2004

#6487  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Mt. Vernon Allergy Corporation

Paul Williams as President  
By: Paul Williams, President

DEC 03 2004

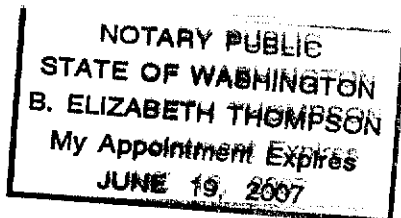
Amount Paid  
\$3138.00  
By [Signature] Deputy

State of Washington }  
County of Skagit } SS:

I certify that I know or have satisfactory evidence Paul Williams the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated he/she/they are authorized to execute the instrument and is President of Mt. Vernon Allergy Corporation to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Date: 12-2-04

B. Elizabeth Thompson



Notary Public in and for the State of Washington

Residing at FERNDALE

My appointment expires: 06/19/07

Order No:

## EXHIBIT A

That portion of the Southeast 1/4 of the Northeast 1/4 of Section 20, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the West line of said Southwest 1/4 of the Northeast 1/4 with the North line of Division Street; thence North along the West line of said Southeast 1/4 of the Northeast 1/4, a distance of 335 feet to the true point of beginning of this description; thence East parallel to the South line of said Southeast 1/4 of the Northeast 1/4, a distance of 132 feet; thence North to a point 40 rods North of the South line of said Southeast 1/4 of the Northeast 1/4; thence West parallel to the South line of said Southeast 1/4 of the Northeast 1/4, a distance of 132 feet to the West line of said Southeast 1/4 of the Northeast 1/4; thence South to the true point of beginning.

EXCEPT the West 35 feet thereof conveyed to the City of Mount Vernon for street purposes, by deed dated May 26, 1958 and recorded June 19, 1958, under Auditor's File No. 566735.

ALSO EXCEPT that portion, if any, lying within a tract of land conveyed to Myron Thomas et ux, et al by deed recorded June 6, 1980, under Auditor's File No. 8006060019.



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A. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Albert W. Dwelle  
Dated: May 2, 1918  
Recorded: June 15, 1918  
Auditor's No: 126149 (Vol. 110 of Deeds, page 439)  
Purpose: Lay and maintain, etc., a water main  
Area Affected: The exact location of said main is not disclosed on the record

B. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Myron Thomas, et al  
And: Ora and Irene Cornish  
Dated: May 5, 1980  
Recorded: May 23, 1980  
Auditor's No: 8005230018  
Regarding: Sewer line



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