

AFTER RECORDING MAIL TO:
Mr. and Mrs. Eben Twaddle
20968 Prairie Road
Sedro Woolley, WA 98284



12/8/2004 Page 1 of 1 11:23AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 114484-SE

ORIGINAL

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Jeanne Twaddle, as Successor Trustee of the Twaddle Family Trust Dated July 14, 1988
Grantee(s): Eben Twaddle and Stacy Twaddle
Abbreviated Legal: Tr. 1 of SP 99-79 in 28-36-4 E W.M.
Assessor's Tax Parcel Number(s): 360428-1-009-0100, P50172

THE GRANTOR JEANNE TWADDLE, AS SUCCESSOR TRUSTEE OF THE TWADDLE FAMILY TRUST DATED JULY 14, 1988 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to EBEN TWADDLE and STACY TWADDLE, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Tract 1, Skagit County Short Plat No. 99-79, approved September 16, 1979, recorded October 3, 1979, in Book 3 of Short Plats, page 188, under Auditor's File No. 7910030044; being a portion of the Northeast 1/4 of Section 28, Township 36 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

Subject To: Paragraph A, Schedule "B-1" of Land Title Company's Preliminary Commitment for Title Insurance No. 114484-SE

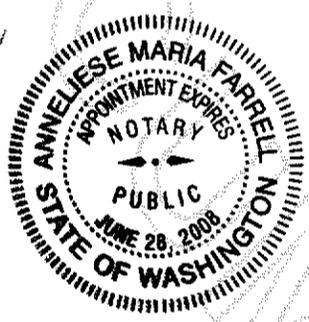
6578
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated December 1st, 2004

DEC 08 2004
3026.00

Jeanne Twaddle, as Successor Trustee of the Twaddle Family Trust Dated July 14, 1988 By [Signature] Amount Paid \$ Skagit Co. Treasurer: Deputy

[Signature]
By: Jeanne Twaddle, Successor Trustee



STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Jeanne Twaddle signed this instrument, on oath stated that She is authorized to execute the instrument and acknowledged it as the Successor Trustee of The Twaddle Family trust dated July 14, 1988 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 12-7-04

[Signature]
Anneliese Maria Farrell
Notary Public in and for the State of Washington
Residing at La Conner
My appointment expires: 6/28/08