

**AFTER RECORDING MAIL TO:**

Zac R. Elander  
1406 8th Street  
Anacortes, WA 98221



200412150132

Skagit County Auditor

12/15/2004 Page 1 of 2 3:58PM

Filed for Record at Request of  
Land Title Company Of Skagit County  
Escrow Number: 114262-PAE

LAND TITLE OF SKAGIT COUNTY

## Statutory Warranty Deed

Grantor(s): John Raymond Monahan  
Grantee(s): Zac R. Elander and Sharene R. Elander  
Abbreviated Legal: Lots 16, 17 & ptn of 18, Blk. 111, Anac.  
Assessor's Tax Parcel Number(s): P55704/3772-111-018-0005

THE GRANTOR John Raymond Monahan, an unmarried person for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Zac R. Elander and Sharene R. Elander, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lots 16 and 17, and the West 1/2 of Lot 18, Block 111, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

TOGETHER WITH an easement for establishment, maintenance, repair and replacement of a sewer line and purposes incidental thereto, as granted by Declaration of Easement recorded November 9, 1998, under Skagit County Auditor's File No. 9811090083.

Situate in the City of Anacortes, County of Skagit, State of Washington.

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

Dated December 13, 2004

X John Raymond Monahan  
John Raymond Monahan  
by Terrence O. Monahan  
attorney in fact

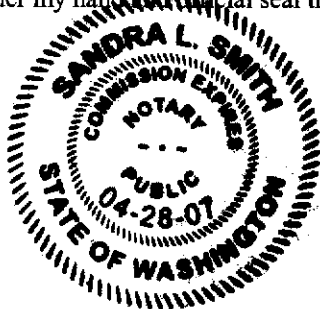
X Sharene R. Elander  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 15 2004

STATE OF Washington Amount Paid \$ 6380.54  
COUNTY OF Skagit Skagit Co. Treasurer } SS:  
By hp Deputy

On this 15th day of December 2004 before me personally appeared  
Terrence O. Monahan, to me known to be the individual described in and  
who executed the foregoing instrument as Attorney in Fact for  
John Raymond Monahan and acknowledged that he signed and  
sealed the same as his free and voluntary act and deed as Attorney in Fact for said principal for the uses  
and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of  
this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.  
(Seal)



Sandi Smith  
Notary Public in and for the State of Washington  
Residing at Decatur Island  
My appointment expires: 4/28/2007

EXCEPTIONS:

- A. The effect, if any, of a Survey of said premises recorded February 1, 1989, under Auditor's File No. 8902010023.

gr SRE



200412150132  
Skagit County Auditor

12/15/2004 Page

2 of

2 3:58PM