

WHEN RECORDED RETURN TO:

Russel John Hermes
Hermes Law Firm, PSC
1812 Hewitt Avenue
Everett, WA 98046-1067
10569.000\RJH



200412300165

Skagit County Auditor

12/30/2004 Page 1 of 3 3:33PM

STATUTORY WARRANTY DEED

Grantors: Russell B. Juckett, Jr., and Jennifer L. Juckett, Husband and Wife

Grantee: McCallum -Juckett, LLC,
a Washington Limited Liability Company

Legal Description: E 10Ft Lot 17, and all of Lots 18 - 20, inclusive, Blk. 34, Anacortes,
Vol. 2 of Plats, P. 4, Skagit County, Washington; Except S. 50Ft
thereof.

Add'l Legal
on page: Page 2

Assessor's Tax
Parcel ID#: 3772-034-020-0005/P55068

References Nos.
of Documents
Released or
Assigned: None

7026
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 30 2004

Amount Paid \$
Skagit Co. Treasurer
By Deputy

THE GRANTORS, RUSSELL B. JUCKETT, JR., and JENNIFER L. JUCKETT, Husband and Wife, for and in consideration of transfer to a family owned legal entity, with no change in beneficial interest, hereby grant, convey, and warrant to McCALLUM-JUCKETT, LLC, a Washington Limited Liability Company, as GRANTEE, all of the Grantors' rights, title, and one half interest in and to that real property, situated in the County of Skagit, State of Washington, described as follows:

The East 10 Feet of Lot 17, and all of Lots 18 through 20, inclusive, Block 34,
"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; Except the South 50 Feet thereof.

Situate in the County of Skagit, State of Washington.

Subject To: All covenants, conditions, restrictions, easements and other matters of
record.

Skagit County Parcel No.: P55068

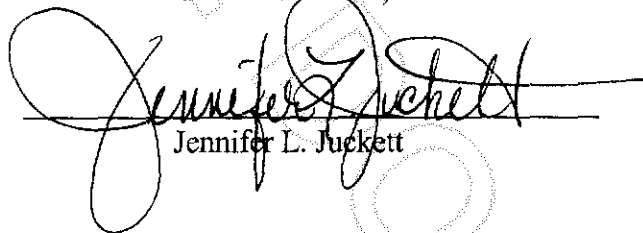
Skagit County Tax Parcel No.: 3772-034-020-0005

Dated this 30 day of December, 2004.

GRANTORS:



Russell B. Juckett, Jr.



Jennifer L. Juckett



200412300165

Skagit County Auditor

12/30/2004 Page 2 of 3 3:33PM

STATE OF WASHINGTON)
)ss.
COUNTY OF SNOHOMISH)

I certify that I know or have satisfactory evidence that RUSSELL B. JUCKETT, JR. and JENNIFER L. JUCKETT are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it to be the free and voluntary act of such parties for the uses and purposes mentioned in the instrument.

Dated this 30 day of December, 2004.



Joni O'Neill
Printed Name: Joni O'Neill
NOTARY PUBLIC in and for the State of
Washington, Residing at: Lake Stevens
Commission Expires: 9/14/05

AAACorps\McCallum\Juckett\Comm\LotPersDeed122804.doc