

AFTER RECORDING MAIL TO:
Mr. T. Mikel Hasty
13365 N. Green Street
Anacortes, WA 98221



200502080121
Skagit County Auditor

2/9/2005 Page 1 of 2 3:20PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 114968-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Mary Jo Dellinger
Grantee(s): T. Mikel Hasty
Abbreviated Legal: Lots 1-3, 18-24, Blk 3 & Lots 1-7, E 1/2 20, 21-25, Blk 4, Miller Add
Assessor's Tax Parcel Number(s): 4053-003-025-0003, P70662, 4053-004-024-0002, P70664

THE GRANTOR MARY JO DELLINGER, an unmarried woman for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to T. MIKEL HASTY, a single person the following described real estate, situated in the County of Skagit, State of Washington.

Lots 1-7, inclusive, the East 1/2 of Lot 20, and Lots 21-25, inclusive, Block 3; and Lots 1-3, inclusive and Lots 18-24, inclusive, Block 4, "MILLER ADDITION TO BAKER," as per plat recorded in Volume 3 of Plats, page 74, records of Skagit County, Washington.

EXCEPT that portion of said Block 4 conveyed to the State of Washington by deed dated April 2, 1971 and recorded May 27, 1971, under Auditor's File No. 753280.

TOGETHER WITH all of the vacated alleys in said Blocks 3 and 4, the West 17.5 feet of G Street, all of Miller Avenue and the Northerly 1/2 of Division Street which attached to said premises by operation of law pursuant to Town of Concrete Ordinance Nos. 264, 302 and 394.

Situate in the County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated January 24, 2005

Mary Jo Dellinger

6010
SKAGIT COUNTY, WASHINGTON
REAL ESTATE EXCISE TAX
FEB 08 2005
Amount Paid \$ 890.00
By Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Mary Jo Dellinger
the person(s) who appeared before me, and said person(s) acknowledged that she
signed this instrument and acknowledge it to be her free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 2-4-05

Anneliese Maria Farrell
Notary Public in and for the State of Washington
Residing at LaConner
My appointment expires: 06/28/2008



EXCEPTIONS:

A. THE TERMS AND CONDITIONS CONTAINED IN TOWN OF CONCRETE ORDINANCE NO. 302, AS FOLLOWS:

Recorded: August 19, 1986
Auditor's No.: 8608190002
As Follows:

"The Town of Concrete hereby reserves the right to install sewer lines and water lines on said property, together with the right of ingress and egress to maintain and repair said sewer lines and water lines."

B. THE TERMS AND CONDITIONS CONTAINED IN TOWN OF CONCRETE ORDINANCE NO. 394, AS FOLLOWS:

Recorded: March 28, 1996
Auditor's No.: 9603280046
As Follows:

1. "That said street rights-of-way be vacated excluding any existing utility easements that may exist.
2. The Town of Concrete retains the right to exercise and grant easements in respect to the vacated land for the construction, repair and maintenance of public utilities and services.
3. This ordinance supercedes Ordinance No. 365."



200502080121

Skagit County Auditor