

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Bradley N. Teeter  
17873 Valley Ridge Lane  
Mount Vernon, WA 98274



200502150083  
Skagit County Auditor

2/15/2005 Page 1 of 2 11:51AM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 114781-SE

LAND TITLE OF SKAGIT COUNTY

## Statutory Warranty Deed

Grantor(s): Glen S. Rasmussen and Dayna K. Rasmussen  
Grantee(s): Bradley N. Teeter and Anita O. Kyte  
Abbreviated Legal: ptn. SW1/4 SW1/4, 33-34-4 E W.M. aka Lot 4 SP 91-68  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 340433-3-004-0600, P101352

THE GRANTOR GLEN S. RASMUSSEN and DAYNA K. RASMUSSEN, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BRADLEY N. TEETER and ANITA O. KYTE, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Dated 2-4-05

Subject To: Paragraphs A through E, inclusive, Schedule "B-1" of Land Title Company's Preliminary Commitment for Title Insurance No. 114781-SE. 2005 Real Estate Taxes

Glen S. Rasmussen  
Glen S. Rasmussen

Dayna K. Rasmussen  
Dayna K. Rasmussen

# 711  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

FEB 15 2005

STATE OF Washington }  
COUNTY OF Skagit } SS:

Amount Paid \$ 8008.92  
By [Signature] Skagit Co. Treasurer

I certify that I know or have satisfactory evidence that Glen S. Rasmussen and Dayna K. Rasmussen the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 2-4-05



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

## EXHIBIT A

Lot 4, Short Plat No. 91-68, approved December 19, 1991, recorded December 27, 1991 in Book 10 of Short Plats, page 37, under Auditor's File No. 9112270001 and being a portion of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 33, Township 34 North, Range 4 East, W.M.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over Valley Ridge Lane as shown on the face of the Short Plat.

EXCEPT that portion described as follows:

Beginning at the intersection of the North line of Hickox Road with the West line of said Lot 4;  
thence North  $00^{\circ}23'22''$  West a distance of 322.67 feet to an angle point of said Lot 4 and the true point of beginning;  
thence continue North  $00^{\circ}23'22''$  West a distance of 30.00 feet;  
thence North  $89^{\circ}36'45''$  West a distance of 135.01 feet, more or less, to the most Westerly line of said Lot 4;  
thence South  $00^{\circ}23'22''$  East a distance of 30.00 feet, more or less, to an angle point of said Lot 4;  
thence South  $89^{\circ}36'45''$  East a distance of 135.01 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

