

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Duane Youngren  
16497 Dunbar Road  
Mount Vernon, WA 98273



200503150105  
Skagit County Auditor

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Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: 83955

### Statutory Warranty Deed

Grantor(s): Stewart J. Metcalfe and Teresa L. Grage  
Grantee(s): Duane Youngren and Tiffany Youngren  
Assessor's Tax Parcel-Number(s): P118699, 4706-000-010-0300

FIRST AMERICAN TITLE CO.

83955E-1

THE GRANTOR Stewart J. Metcalfe and Teresa Grage, also known as Teresa L. Grage, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Duane Youngren and Tiffany Youngren, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 4, "CITY OF SEDRO WOOLLEY SHORT PLAT NO. SW-09-98", as approved November 11, 2001 and recorded December 14, 2001, under Auditor's File No. 200112140118, records of Skagit County, Washington; being a portion of Lots 9 and 10, "PLAT OF METCALFE MEADOWS" as per plat recorded in Volume 16 of Plats, page 204, records of Skagit County, Washington

Subject to Paragraphs A thru G of Schedule B-1 of First American Title Company's preliminary commitment no. 83955 attached hereto and made a part hereof by this reference.

Dated: March 8, 2005

Stewart J. Metcalfe

Teresa L. Grage

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
# 1163  
MAR 15 2005

STATE OF Washington  
COUNTY OF Skagit } SS:

Amount Paid \$ 1023.50  
By [Signature] Skagit Co. Treasurer Deputy

I certify that I know or have satisfactory evidence that Stewart J. Metcalfe and Teresa L. Grage, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 3-11-05



Kim M. Kerr

Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 12/15/05