



200504120167

Skagit County Auditor

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WHEN RECORDED RETURN TO:

JAMES E. ANDERSON P.S.
P.O. BOX 727
ANACORTES, WA 98221

STATUTORY WARRANTY DEED

GRANTOR: RIA J. FOSTER, aka MARIA JOHANNA FOSTER

GRANTEES: RENEE A. NORRIE, as her separate property and
DANIEL F. VAN ITERSON as his separate property

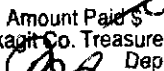
LEGAL DESCRIPTION:

PARCEL "A": The North 5 acres of the South 7 acres of the East 1/2 of the
SE 1/4 of the NW 1/4 of Section 12, Township 35 North, Range 1 East, W.M.
Legal continued on page 3.

PARCEL "B": The South 1/2 of the SW 1/4 of the SE 1/4 of the NW 1/4 of
Section 12, Township 35 North, Range 1 East, W.M.
Legal Continued on page 3.

TAX PARCEL NOS: P31451; P31457; P31458

THE GRANTOR, RIA J. FOSTER, aka MARIA JOHANNA FOSTER, in consideration of love and affection, conveys and warrants onto RENEE A. NORRIE, as her separate property, and DANIEL F. ITERSON, as his separate property, the Grantees, each as to an undivided one-half interest in the above-described and referenced real property located in Skagit county, Washington.

DATED this 5 day of April, 2005.SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX#11077
APR 12 2005
Ria J. FosterAmount Paid \$
By  Skagit Co. Treasurer
Deputy

STATUTORY WARRANTY DEED - 1

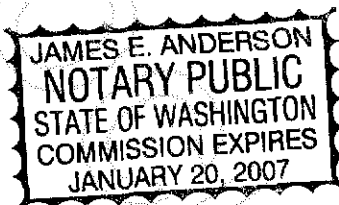
STATE OF WASHINGTON)
) ss
COUNTY OF SKAGIT)

On this day personally appeared before me Ria J. Foster to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 5th day of April, 2005.

James E. Anderson
Notary Public in and for the State
of Washington, residing at

ANACORTES
My appointment expires: 1/20/07:
JAMES E. ANDERSON
(Printed Name)



STATUTORY WARRANTY DEED - 2



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DESCRIPTION: Continued from Page 1

PARCEL "A":

The North 5 acres of the South 7 acres of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 35 North, Range 1 East, W.M.,

EXCEPT that portion, if any, lying within the following described tract:

Beginning at a point 1,132.2 feet North of the Southeast corner of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 12, Township 35 North, Range 1 East, W.M., said Southeast corner being designated by a stone monument;
thence North 330 feet;
thence West 657.26 feet;
thence South 330 feet;
thence East 657.26 feet to the place of beginning,

EXCEPTING County road as established, said tract being part of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section 12, Township 35 North, Range 1 East, W.M.

ALSO EXCEPT that portion, if any, lying within the North 13 acres of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 35 North, Range 1 East, W.M.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

The South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 35 North, Range 1 East, W.M.,

EXCEPT the East 16 feet thereof,

ALSO EXCEPT the South 2 acres thereof.

AND ALSO EXCEPT that portion, if any, lying within the following described tract:

Beginning at a point on the West line of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ 1,132.2 feet North of the Southwest corner of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$;
thence East 657.26 feet;
thence North 330 feet;
thence West to the West line of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$;
thence South to the point of beginning,

EXCEPT the East 8 feet thereof reserved for road purposes.

Situate in the County of Skagit, State of Washington.

STATUTORY WARRANTY DEED - 3



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