



200506300262  
Skagit County Auditor

6/30/2005 Page 1 of 3 3:30PM

**AFTER RECORDING MAIL TO:**

Name Cody Anderson  
Address 23462 Mosier Rd  
City/State Sedro Woolley WA 98284

**Statutory Warranty Deed**

THE GRANTOR Wesley W. Hubbard  
Ruth A. Hubbard



**First American Title Insurance Company**

for and in consideration of

\$48,000.00

in hand paid, conveys and warrants to

Cody Anderson

the following described real estate, situated in the County of \_\_\_\_\_

State of Washington:

(5 AC) PTN SW1/4 SW1/4 AKA TR 8  
SURVEY AF # 802269

North Boarder 340.136'  
South Boarder 340.144'  
East Boarder 639.329'  
West Boarder 609.325'

3448

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

(Also see attachment)

Assessor's Property Tax Parcel/Account Number(s):

P50148

JUN 30 2005

Amount Paid \$ 854.40  
Skagit Co. Treasurer  
Deputy

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated, June 25, 2005 and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Sales Tax was paid on this sale on \_\_\_\_\_, Rec. No. \_\_\_\_\_

Dated June 30, 2005, 19\_\_\_\_

Wesley W. Hubbard  
Ruth A. Hubbard

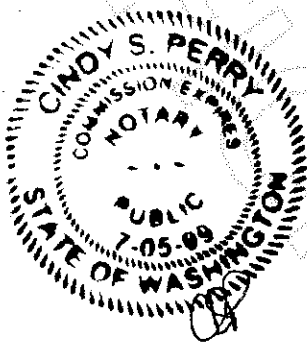
STATE OF WASHINGTON, }  
County of SKAGIT } SS.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Wesley W. Hubbard & Ruth A. Hubbard to me known

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as a free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 25th day of June, 2005



Cindy Perry  
Notary Public in and for the State of Washington,  
residing at \_\_\_\_\_  
My appointment expires July 5, 2009

STATE OF WASHINGTON, }  
County of \_\_\_\_\_ } SS.

ACKNOWLEDGMENT - Corporate

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared \_\_\_\_\_ and \_\_\_\_\_ to me known to be the \_\_\_\_\_ President and \_\_\_\_\_ Secretary, respectively, of \_\_\_\_\_ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that \_\_\_\_\_ authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

\_\_\_\_\_  
Notary Public in and for the State of Washington,  
residing at \_\_\_\_\_  
My appointment expires \_\_\_\_\_



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This jurat is page \_\_\_\_\_ of \_\_\_\_\_ and is attached to \_\_\_\_\_

Tract 8, record of survey recorded June 14, 1974, in Volume  
1 of Surveys, page 61, under Skagit County Auditor's File  
No. 802269; being a portion of Section 27, Township 36 North,  
Range 4 East W.M.;

TOGETHER WITH an easement for ingress and egress as described  
in Auditor's File Nos. 773111, 787805 and 802169, as recorded  
on August 25, 1972, July 11, 1973 and June 12, 1974, respectively.

Situate in the County of Skagit, State of Washington.



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