



200507010156

Skagit County Auditor

7/1/2005 Page 1 of 2 3:41PM

When Recorded Return To:

Craig H. Emery
120 North 21st
Mt. Vernon, WA 98273

8emech.01

CHICAGO TITLE CO.

1C35612✓

STATUTORY WARRANTY DEED

(Document Summary)

Grantor: Michael A. Skjei, Maryl E. Skjei, Linda Marie Banaszak Skjei
Grantee: Craig H. Emery
Legal Description (abbreviated): Ptn. Tract 10, PURCELL'S TRACTS, V9, P105, Skagit Co., WA.
Assessor's Property Tax Parcel or Account Number: TAN 3770-000-010-0000 (Property No. P54871)
Reference Numbers of Document Released: None

THE GRANTOR, Michael A. Skjei, as his separate estate, and Maryl E. Skjei, his former spouse, as to any interest she may have acquired, if any, and Linda Marie Banaszak Skjei, his current spouse as to any interest she may have acquired, if any, for and in consideration of ten dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to Craig H. Emery, a single person, the following described real estate, situated in the County of Skagit, State of Washington,

Tract 10, ASSESSORS PLAT OF PURCELL'S TRACTS, according to the plat thereof recorded in Volume 9 of Plats, page 105, records of Skagit County, Washington;;

EXCEPT the West 10 feet thereof conveyed to the City of Mount Vernon by deed recorded under Auditor's File No. 8707160031, records of Skagit County, Washington;

ALSO EXCEPT that portion thereof conveyed to the City of Mount Vernon by deed recorded under Auditor's File No. 9104090029, records of Skagit County, Washington.

Situated in Skagit County, Washington.

SUBJECT TO: Easement granted to Puget Sound Power & Light for underground electric system, recorded April 12, 1991 under Skagit County Recording No. 9104120033;

SUBJECT TO: Easement granted to Puget Sound Power & Light for underground electric system, recorded January 30, 1979 under Skagit County Recording No. 895735;

SUBJECT TO: Easement granted to Skagit County recorded August 9, 1979 under Skagit County Recording No. 7908090008;

SUBJECT TO: Easement granted to Public Utility District No. 1 for pipelines; recorded July 13, 1955 under Skagit county Recording No. 520831;

SUBJECT TO: Easement delineated on face of plat for waterline, affecting the west 10 feet of said premises;

SUBJECT TO: Liability to future assessments, if any, levied by City of Mount Vernon.

Reference to the above-identified documents should be made for full particulars.

Dated: 29th day of June, 2005

Michael A. Skjei
Michael A. Skjei
Linda Marie Banaszak Skjei

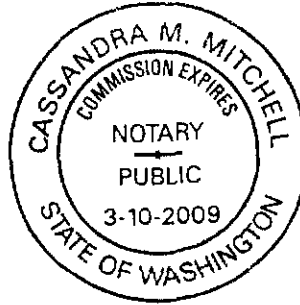
Maryl E. Skjei
Maryl E. Skjei

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that MICHAEL A. SKJEI AND MARYL E. SKJEI AND LINDA MARIE BANASZAK SKJEI are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes therein mentioned in this instrument.

Dated: 2-29-05

Cassandra M. Mitchell
Cassandra M. Mitchell
Notary Public in and for the State of Washington
Residing at Mt. Vernon
My appointment expires: March 10, 2009



3503
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 01 2005

Amount Paid \$ 1607.-
Skagit Co. Treasurer
By LP Deputy



200507010156
Skagit County Auditor