

AFTER RECORDING MAIL TO:
Mr. and Mrs. Kenneth J Horton
20102 Cavanaugh Court
Mount Vernon, WA 98274



200512270194
Skagit County Auditor

12/27/2005 Page 1 of 2 4:00PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 118787-PE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Bonnie Steiner
Grantee(s): Kenneth J Horton and Jennifer Horton
Abbreviated Legal: SE SW 8-33-5
Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): 330508-0-008-0000, P18024, 330508-0-001-0106, P18016

THE GRANTOR BONNIE STEINER, an unmarried woman for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kenneth J Horton and Jennifer Horton, 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

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 118787-P.

Including a _____ Mobile Home, 56 x 27, Serial No. 11829104P4563Y, Title Eliminated under Auditor's File No. _____

Dated 12-21-2005

7137
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Bonnie Steiner

DEC 27 2005

Amount Paid \$ 4455.02
Skagit Co. Treasurer
By Deputy

STATE OF California }
COUNTY OF SONOMA } SS:

I certify that I know or have satisfactory evidence that **Bonnie Steiner** the person(s) who appeared before me, and said person(s) acknowledged that She signed this instrument and acknowledge it to be Her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 12/21/05

Notary Public in and for the State of California
Residing at _____
My appointment expires: NOV 4, 2007



EXHIBIT A

PARCEL "A":

That portion of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 8, Township 33 North, Range 5 East, W.M., Skagit County, Washington, lying Easterly of the Northern Pacific Railway right of way and lying Westerly of a line, said line being parallel to and 55 feet Easterly of the following described survey line:

Beginning at a point on the South boundary of said Section 8, said point bears in a Westerly direction along the South boundary of said Section 8, a distance of 507.2 feet from a 2 inch iron pipe for the South $\frac{1}{4}$ corner of said Section 8;
thence North $0^{\circ}17'$ West a distance of 274.2 feet;
thence North $30^{\circ}56'$ West a distance of 424.6 feet;
thence North $4^{\circ}37'$ West a distance of 438.8 feet;
thence North $45^{\circ}02'$ West a distance of 345.5 feet to a point on the North boundary of said Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 8, said point bears North $37^{\circ}20'$ West a distance of 1,659.9 feet from the South $\frac{1}{4}$ corner of said Section 8.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the 100 foot wide railroad right-of-way commonly known as the Northern Pacific Railway, running Northwesterly and Southeasterly through the Southeast $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 8, Township 33 North, Range 5 East, W.M., which lies East of the centerline of said right-of-way.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

A non-exclusive easement for ingress, egress and utilities as granted by instrument recorded April 4, 2000, under Auditor's File No. 200004040069, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

