

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Samuel Garibay  
17204 State Route 536  
Mount Vernon, WA 98273



200601120139  
Skagit County Auditor

1/12/2006 Page 1 of 2 3:29PM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 119434-SE

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

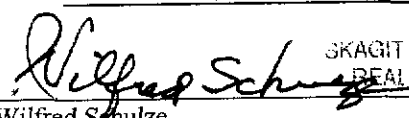
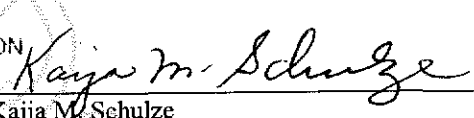
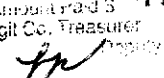
Grantor(s): Wilfred Schulze and Kaija M. Schulze  
Grantee(s): Samuel Garibay and Maria E. Garibay  
Abbreviated Legal: a ptn. of NW ¼, SW ¼, 13-34-3 E W.M.  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 340313-3-083-002, P21772

THE GRANTOR WILFRED SCHULZE and KAIJA M. SCHULZE, who also appears of record as KAIJA SCHULZE, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SAMUEL GARIBAY and MARIA E. GARIBAY, 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. 119434-SE.

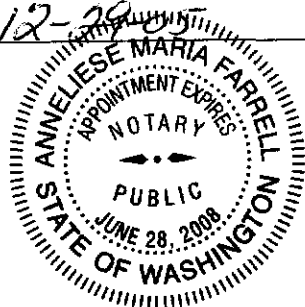
Dated December 20, 2005

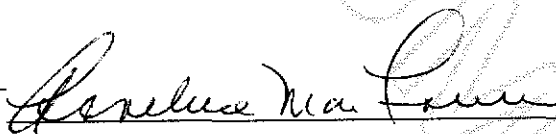
  
Wilfred Schulze  
  
Kaija M. Schulze  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
JAN 12 2006  
4828.80  
Reported to  
Skagit Co. Treasurer  
By 

STATE OF Washington  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Wilfred Schulze and Kaija M. Schulze  
the person(s) who appeared before me, and said person(s) acknowledged that they  
signed this instrument and acknowledge it to be their free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: 12-29-05



  
Notary Public in and for the State of Washington  
Residing at La Conner  
My appointment expires: 6/28/08

## EXHIBIT A

That portion of the Northwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 13, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at the West  $\frac{1}{4}$  corner of said Section 13;  
thence South  $0^{\circ}11'45''$  West along the West line of Section 13, 659.59 feet to the Southwest corner of the North  $\frac{1}{2}$  of said Northwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ ;  
thence North  $88^{\circ}30'10''$  East along the South line of said North  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ , 956.30 feet to the true point of beginning;  
thence North  $22^{\circ}28'33''$  East 64.82 feet;  
thence North  $51^{\circ}56'50''$  West 33.91 feet;  
thence North  $1^{\circ}55'29''$  East 104.16 feet to the South line of Theodorson Road, said point being on a line running East from a point 449.7 feet South of said West  $\frac{1}{4}$  corner;  
thence East along said line, 99.84 feet to the Westerly line of the Memorial Highway right-of-way;  
thence Southeasterly along said Westerly line to the Northerly corner of a tract conveyed to T.J. Anderson by deed dated October 1, 1968, recorded October 7, 1968, under Auditor's File No. 719014;  
thence Southwesterly along the Northwesterly line of said T.J. Anderson tract to an intersection with a line that is 2.5 feet North of and parallel with an existing fence, as measured at right angles from said fence line, said intersection being the Southwesterly corner of said T.J. Anderson tract;  
thence South  $89^{\circ}10'45''$  West along said parallel line to a point that is South  $22^{\circ}28'33''$  West from the true point of beginning;  
thence North  $22^{\circ}28'33''$  East 36.56 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

