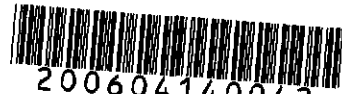


**AFTER RECORDING MAIL TO:**

Stephen L Elwick  
31327 South Skagit Highway  
Sedro Woolley, WA 98284

Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: 87071



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**Statutory Warranty Deed**

Grantor(s): John T. Mathies and Mary Mathies  
Grantee(s): Stephen L Elwick and Jill S. Elwick  
Assessor's Tax Parcel Number(s): P26817, 340420-0-121-0006

FIRST AMERICAN TITLE CO.

87071E-1

**TRACT 11 "REYNOLDS ADDITION"**

THE GRANTOR John T. Mathies, as his separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Stephen L Elwick, and Jill S. Elwick, \* the following described real estate, situated in the County of Skagit, State of Washington.

SEE THE ATTACHED EXHIBIT "A" FOR THE LEGAL DESCRIPTION AND BY THIS REFERENCE MADE A PART HEREOF.  
SUBJECT TO: Covenants, Conditions, Restrictions and Easement of record as per attached Schedule B-1 and by this reference made a part hereof.

\* Husband and wife

Dated: April 10, 2006

John T. Mathies

Mary Mathies

#1765  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

APR 14 2006

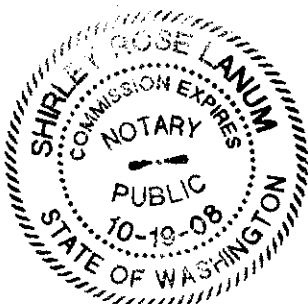
STATE OF Washington }  
COUNTY OF Skagit } SS:

Amount Paid \$ 1215.40  
By [Signature] Skagit Co. Treasurer  
Deputy

I certify that I know or have satisfactory evidence that John T. Mathies and Mary Mathies, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 04-11-06

[Signature]  
Shirley Rose Lanum  
Notary Public in and for the State of Washington  
Residing at Everett  
My appointment expires: 10-19-2008



**EXHIBIT "A"**

**Legal description**

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

That portion of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ , Section 20, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 400.25 feet West and 723 feet North of the Southeast corner of said Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ , said point being the Southeast corner of Tract 11, "REYNOLDS ADDITION", as per plat recorded in Volume 5 of Plats, page 23, records of Skagit County; thence North 89 degrees 53' 13" East, 133.53 feet, more or less, to the West line of the East 16 rods of the South 50 rods of said Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ ; thence North 1 degree 14' 33" West, 109.54 feet to the North line of said South 50 rods of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ ; thence South 89 degrees 53' 11" West, 133.54 feet, more or less, to the Northeast corner of Tract 12, of said "REYNOLDS ADDITION"; thence South 1 degree 15' 08" East, 109.31 feet along the East line of said Tracts 11 and 12, to the point of beginning.

EXCEPT that portion lying Westerly of the West line of the Easterly 65.00 feet thereof.



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SCHEDULE B-1

EXCEPTIONS:

A. RESERVATION CONTAINED IN DEED

Executed by: John T. Mathies  
Recorded: February 7, 2006  
Auditor's No.: 200602070084

As Follows: "Access to this lot shall be through the adjacent alley. The alley must be improved to the City standards for access prior to building permit issuance for this lot."



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