

AFTER RECORDING MAIL TO:
Jerod Barth
11385 Whistle Lake Rd.
Anacortes, WA 98221

200604180083
Skagit County Auditor
4/18/2006 Page 1 of 2 11:59AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 120743-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): George W. Barth and Connie J. Barth
Grantee(s): Jerod Barth and Amber M. Barth
Abbreviated Legal: ptn SW 1/4 NE 1/4, 31-35-2
Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): 350231-1-012-0004 P33354

THE GRANTOR GEORGE W. BARTH and CONNIE J. BARTH, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JEROD BARTH and AMBER M. BARTH, 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

Including a 1983 Ridge 66/14 Mobile Home, Title Eliminated under Auditor's File No. 9610290101.

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. 120743-SA.

#1823
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated April 6, 2006

APR 18 2006

George W. Barth

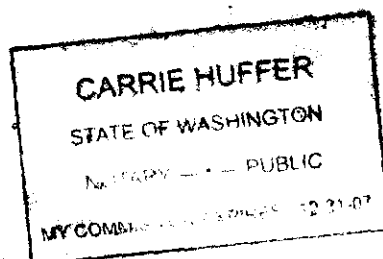
Amount Paid \$ 3191.30
By Skagit Co. Treasurer Deputy

Connie J. Barth

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that George W. Barth and Connie J. Barth 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: April 13th 2006



Carrie Huffer
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 12/31/2007

EXHIBIT A

PARCEL "A":

The North $\frac{1}{2}$ of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 31, Township 35 North, Range 2 East, W.M.;

EXCEPT the North 38 feet thereof;

ALSO EXCEPT the West 590 feet thereof;

ALSO EXCEPT that portion lying within the South 60 feet of the West 726 feet as conveyed to Alton O. Willoughby by deed recorded under Auditor's File No. 623722, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A non-exclusive easement for ingress, egress and utilities over and across a strip of land 30 feet in width, being 15 feet on each side of the following described centerline:

Beginning at the Northwest corner of the North $\frac{1}{2}$ of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 31, Township 35 North, Range 2 East, W.M.;
thence South along the West line of said subdivision, a distance of 83 feet to a point that is 15 feet South of the South line of that certain tract of land conveyed to Cascade Natural Gas Corporation by Deed recorded under Auditor's File No. 542159, records of Skagit County, Washington, and the true point of beginning of said line;
thence North $89^{\circ}58'$ East parallel to the North line of said subdivision a distance of 100 feet;
thence North along a line that is parallel to and 15 feet East of the East line of said Cascade Natural Gas tract, a distance of 30 feet to a point that is 53 feet South of the North line of said subdivision;
thence North $89^{\circ}58'$ East parallel to the North line of said subdivision, a distance of 490 feet, more or less, to the West line of that certain tract of land conveyed to George W. Barth, et ux, by Deed recorded April 26, 1982, under Auditor's File No. 8204260056, records of Skagit County, Washington and the terminus of said line;

EXCEPT from said easement that portion thereof lying within the boundaries of the County road running along the West line of said subdivision.

Situate in the County of Skagit, State of Washington.



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PB-10