

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Victor Benson  
19357 Kanako Lane  
Mount Vernon, WA 98274



200605090007  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 120757-PE

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Jamie A. Hawk and Carol A. Hawk  
Grantee(s): Victor Benson and Linda Benson  
Abbreviated Legal: Ptn SW 1/4, 4-33-4 E W.M.(aka Tr. 2, SP #151-79)  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 330404-3-010-0401, P16313

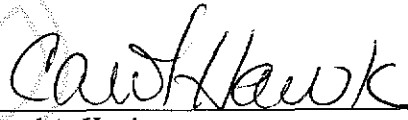
THE GRANTOR JAMIE A. HAWK and CAROL A. HAWK, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to VICTOR BENSON and LINDA BENSON, husband and wife the following described real estate, situated in the County of Skagit, 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. 120757-PE.


Dated May 4, 2006

  
Jamie A. Hawk

  
Carol A. Hawk

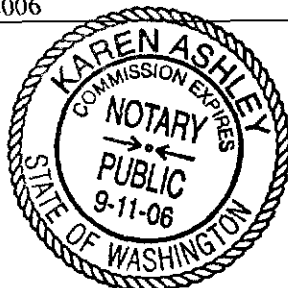
#2218  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX


MAY 09 2006

STATE OF Washington By  Deputy  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Jamie A. Hawk and Carol A. Hawk 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: May 8<sup>th</sup> 2006



  
Karen Ashley  
Notary Public in and for the State of Washington  
Residing at Sedro-Woolley  
My appointment expires: 9/11/2006

## EXHIBIT A

### PARCEL "A":

Tract 2, Skagit County Short Plat No. 151-79, approved November 18, 1980, recorded November 18, 1980 in Volume 5 of Short Plats, page 2, under Auditor's File No. 8011180061, and being a portion of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 4, Township 33 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

### PARCEL "B":

A non-exclusive easement for ingress, egress and utilities over, across and under the following described property:

The East 30 feet of the South 85.72 feet of Tract 1 [EXCEPT the North 257.00 feet(as measured perpendicular to the North line)thereof], Skagit County Short Plat No. 151-79, approved November 18, 1980, recorded November 18, 1980 in Volume 5 of Short Plats, page 2, under Auditor's File No. 8011180061, and being a portion of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 4, Township 33 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

### PARCEL "C":

A non-exclusive easement for ingress, egress and utilities over, across and under the real property specifically described in that certain EASEMENT QUIT CLAIM DEED/AGREEMENT recorded July 16, 2001, under Auditor's File No. 200107160010, and being a portion of the North 257 feet of Tract 1, Short Plat No. 151-79 above described, and of the West  $\frac{1}{2}$  of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 4, Township 33 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.



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