

When Recorded Return to:  
ANNE E TAYLOR  
4382 S. CAMANO DR  
CAMANO WA 98282



200606160068  
Skagit County Auditor

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## FIDELITY NATIONAL TITLE INSURANCE COMPANY

### BARGAIN AND SALE DEED

CHICAGO TITLE IC38746  
ORDER NO: 7065071 DEE  
PARCEL NO.: 4136-003-019-0000

THE GRANTOR WASHINGTON MUTUAL BANK, a corporation  
For and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION

In hand paid, grant, bargain, sell, convey and confirm to

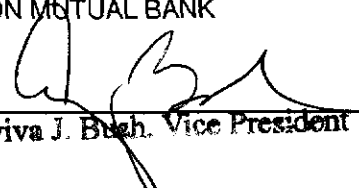

ANNE E TAYLOR, a single person

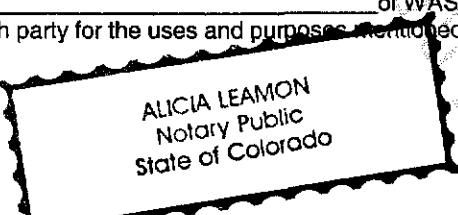
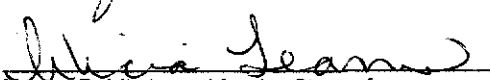
The following described real estate, situated in the County of SKAGIT, State of Washington:  
Lot 18 & 19, Block 3, PLAT OF RESERVE ADD TO TOWN OF MONTBORNE IN SKAGIT COUNTY  
WA, according to the Plat thereof, recorded in Volume 2 of Plats, Page 59,

Full legal description attached hereto as Exhibit "A"

Dated: June 13, 2006

The Grantor for itself and for its successors in interest does by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor and not otherwise, it will forever warrant and defend the said described real estate.

WASHINGTON MUTUAL BANK	SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX
	JUN 16 2006
By <u>Aviva J. Bush, Vice President</u>	Amount Paid \$ <u>2897.50</u> By  Skagit Co. Treasurer

STATE OF <u>Colorado</u> COUNTY OF <u>Jefferson</u>	
I certify that I know or have satisfactory evidence that <u>Aviva J. Bush, Vice President</u> is the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as the <u>VP</u> of WASHINGTON	
MUTUAL BANK to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.	
Dated: <u>June 13, 2006</u>	
	
Notary Public in and for the State of Residing at My appointment expires: <u>6/30/09</u>	

## EXHIBIT "A"

Lots 18 and 19, Block 3, PLAT OF RESERVE ADDITION TO THE TOWN OF MONTBORNE IN SKAGIT COUNTY, WASHINGTON, according to the plat thereof recorded in Volume 2 of Plats, page 59, records of Skagit County, Washington;

TOGETHER WITH that portion of the 100 foot wide railroad right-of-way commonly known as the Northern Pacific Railway (and originally conveyed to the Seattle Lake Shore and Eastern Railway), lying Easterly of the RR Line described below and lying Southeasterly of the Southwesterly extension of the Northwesterly line of said Lot 18, and lying Northerly of the Southwesterly extension of the Southeasterly line of said Lot 19.

Line RR: Begin at a point on the North line of the South Half of Government Lot 6, of Section 6, Township 33 North, Range 5 East of the Willamette Meridian, which is midway between the centerline of the original 100 foot wide right-of-way of the Seattle Lake Shore and Eastern Railway and the centerline of the last mainline track of the Northern Pacific Railway as it existed in 1970;

Thence Northerly on a line drawn midway between the centerline of the original 100 foot wide right-of-way and the centerline of the above described mainline tract to the point of intersection of said centerlines, said point being the terminus of this line description.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -



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