

When recorded return to:

Glenn McGoff  
P.O. Box 457  
Mount Vernon, WA 98273



200606190176  
Skagit County Auditor

6/19/2006 Page 1 of 3 11:38AM

Recorded at the request of:  
First American Title  
File Number: 88283

FIRST AMERICAN TITLE CO.  
**Statutory Warranty Deed** 88283-1

**THE GRANTOR** George Edward Ovenell and Anna Marie Ovenell as Trustees of The George Edward Ovenell and Anna Marie Ovenell Trust, dated July 8, 1994 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Glenn McGoff, a married man, as his separate estate the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Section 6, Township 35, Range 4; Ptn. SE.

Tax Parcel Number(s): P35888, 350406-4-001-0000, P35889, 350406-4-002-0009, P35870, 350406-4-027-0008, P35855, 350406-0-017-0000

PARCEL A:

That portion of the Southeast 1/4 of Section 6, Township 35, North, Range 4 East, W.M., more particularly described as follows:

Commencing at the East 1/4 corner of said Section 6 from which the West 1/4 corner bears North 87°13'07" West a distance of 5350.63 feet; thence North 87°13'07" West along the East/West center of Section 6 a distance of 348.36 feet to the intersection of the Westerly road margin of Old State Highway 99 said point being the true point of beginning; thence continuing North 87°13'07" West along said East/West center of Section 6 a distance of 2347.43 feet to the center of said Section 6; thence South 3°10'23" West along the North/South center of Section 6 a distance of 573.32 feet; thence South 70°26'14" East a distance of 1547.68 feet to the intersection and centerline of a drainage ditch; thence South 21°06'17" West along said centerline of ditch 109.48 feet; thence South 24°22'30" West along said centerline of ditch a distance of 189.14 feet to a point which is 60.00 feet North and perpendicular to the South line of the Northeast 1/4 of the Southeast 1/4 of said Section 6; thence South 87°15'21" East, being parallel with said South line a distance of 628.54 to the intersection of the Westerly road margin of said Old Highway 99; thence North 17°43'33" East along said Westerly margin 1338.22 feet to the true point of beginning.

PARCEL B:

The Northeast 1/4 of the Southeast 1/4 of Section 6, Township 35 North, Range 4 East, W.M., lying East of State Highway 99 and EXCEPT that portion thereof described as follows:

Beginning at the Southeast corner of the said Northeast 1/4 of the Southeast 1/4; thence West along the South line of the Northeast 1/4 of the Southeast 1/4 a distance of 400.4 feet; thence North 40°26' West to the East line of State Highway 99 (formerly the Great Northern Railway Right-of-way); thence Northeasterly along the Easterly line of said right-of-way to the North line of said Northeast corner of said Southeast 1/4; thence South to the place of beginning.

SUBJECT TO: Covenants, conditions, restrictions and easements as per attached schedule B-1 and by this reference made a part here of.

Dated 06-13-06

# 3033  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUN 19 2006

Amount Paid \$ 3605.05  
Skagit Co. Treasurer  
By

George Edward Ovenell Anna Marie Ovenell  
By: George Edward Ovenell, Trustee By: Anna Marie Ovenell, Trustee

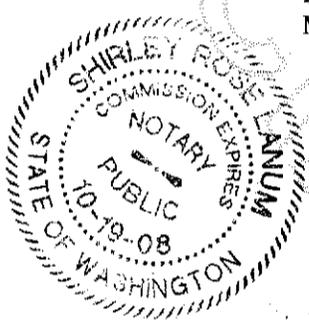
STATE OF Washington }  
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that The George Edward Ovenell and Anna Marie Ovenell Trust, 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: 6-13-06

Shirley Rose Lanum

Notary Public in and for the State of Washington  
Residing at Burlington  
My appointment expires: 10-19-2008



Schedule "B-1"

**EXCEPTIONS:**

A. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company  
Dated: August 9, 1929  
Recorded: August 10, 1929  
Auditor's No.: 225815  
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines over and/or under the right of way;  
Affects: Parcel B

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: February 21, 1996  
Auditor's No.: 9602210029



200606190176

Skagit County Auditor