



200606200057

Skagit County Auditor

6/20/2006 Page 1 of 3 11:37AM

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Norman S. Allan  
14837 Jefferson St.  
Anacortes, WA 98221

Filed for Record at Request of  
Land Title Company of Island Co.  
Escrow Number: E9228-PCF  
Title Number:

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Jeffrey P. Erickson and Sandra J. Erickson

Grantee(s): Norman S. Allan and Barbara Allan

Abbreviated Legal:

*ptn plat of map of Fidalgo city*

Assessor's Tax Parcel Number(s): P119341, 4101-097-005-0000, 4101-097-002-0004 P73109, 4101-097-007-0009 P73111

THE GRANTOR Jeffrey P. Erickson and Sandra J. Erickson, husband and wife for and in consideration of SEVEN HUNDRED FORTY FIVE THOUSAND AND NO/100 in hand paid, conveys and warrants to Norman S. Allan and Barbara Allan, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

SEE FULL LEGAL DESCRIPTION ATTACHED AS "EXHIBIT-A"

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. .

Dated June 14, 2006

# 30001  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUN 20 2006

Jeffrey P. Erickson

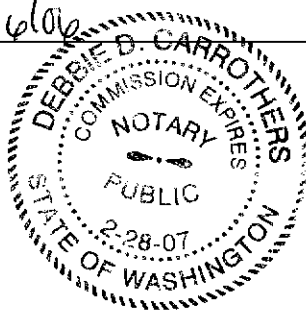
Sandra J. Erickson

Amount Paid \$ 13,266.00  
By Skagit Co. Treasurer Deputy

STATE OF Washington }  
COUNTY OF Island } SS:

I certify that I know or have satisfactory evidence that Jeffrey P. Erickson and Sandra J. Erickson the person(s) 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.

Dated: 6/16/06



Debbie D. Carrothers  
Notary Public in and for the State of Washington  
Residing at Island County  
My appointment expires: 2/28/07

## DESCRIPTION CONTINUED:

PARCEL "A":

That portion of the plat of "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats at pages 113 and 114, record of Skagit County, Washington, described as follows:

Beginning at the intersection of the West line of Jefferson Avenue with the centerline of Sixth Street of said plat of "MAP OF FIDALGO CITY";  
 thence South 89°59'18" East along the centerline of Sixth Street a distance of 164.97 feet to the point of beginning of this description;  
 thence North 00°00'42" East, a distance of 245.00 feet to the North line of Lot 11 of Block 97 of said plat;  
 thence North 89°59'18" West along the North line of said Lot 11 and its projection, a distance of 74.97 feet to the West line of the East 10 feet of Jefferson Avenue;  
 thence North 00°00'42" East parallel with Jefferson Avenue, a distance of 195.00 feet to the centerline of Seventh Street;  
 thence South 89°59'18" East along the centerline of Seventh Street, a distance of 124.97 feet to the Northerly projection of the centerline of the alley in Block 97;  
 thence South 00°00'42" West along the centerline of said alley, a distance of 145.00 feet to the Westerly projection of the North line of Lot 3 of Block 97;  
 thence South 89°59'18" East along said North line of Lot 3 and its Easterly projection, a distance of 164.97 feet to the centerline of Lincoln Avenue;  
 thence South 00°00'42" West along the centerline of Lincoln Avenue, a distance of 150.00 feet to the Easterly projection of the South line of Lot 5 of Block 97;  
 thence North 89°59'18" West along said South line of Lot 5 and its Westerly projection, a distance of 164.97 feet to the centerline of the alley in Block 97;  
 thence South 00°00'42" West along the centerline of said alley, a distance of 145.00 feet to the centerline of Sixth Street;  
 thence North 89°59'18" West along the centerline of Sixth Street, a distance of 50.00 feet to the point of beginning of this description.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

Lots 1 and 2, Block 97, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats at pages 113 and 114, record of Skagit County, Washington;

TOGETHER WITH the East ½ of abutting vacated alley;

AND TOGETHER WITH the West ½ of abutting vacated Lincoln Ave.;

AND ALSO TOGETHER WITH the South ½ of abutting vacated 7<sup>th</sup> Street lying West of the centerline of said vacated Lincoln Ave. and East of the centerline of said vacated alley.

Situate in the County of Skagit, State of Washington.



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DESCRIPTION CONTINUED:

PARCEL "C":

Lots 6 and 7, Block 97, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats at pages 113 and 114, record of Skagit County, Washington;

TOGETHER WITH the East ½ of abutting vacated alley;

AND TOGETHER WITH the West ½ of abutting vacated Lincoln Ave.;

AND ALSO TOGETHER WITH the North ½ of abutting vacated 6<sup>th</sup> Street lying West of the centerline of said vacated Lincoln Ave. and East of the centerline of said vacated alley.

Situate in the County of Skagit, State of Washington.



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