



200606230002
Skagit County Auditor

6/23/2006 Page 1 of 2 9:42AM

When recorded return to:

Mr. and Mrs. Terry L. Miller
2618 NW 67th Street
Seattle, WA 98117-5919

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 120971-PE

Grantor: Richard M. Simcock and Melodie Simcock
Grantee: Terry L. Miller and Debra Shank Miller

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR RICHARD M. SIMCOCK and MELODIE SIMCOCK, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **TERRY MILLER and DEBRA SHANK MILLER, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal: Ptn NW ¼ of SW ¼, 15-34-2 E W.M. & Ptn Gov. Lot 1, 16-34-2 E W.M.

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. 120971-PE.

Tax Parcel Number(s): 340215-0-003-0016, P20345

Dated June 16, 2006

Richard M. Simcock

Melodie Simcock

3130
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

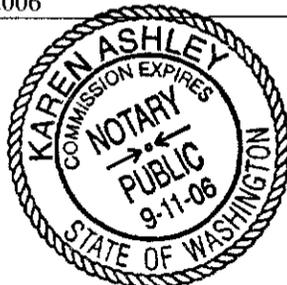
JUN 23 2006

Amount Paid \$ 12109.00
By Skagit Co. Treasurer Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Richard M. Simcock and Melodie Simcock** 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: June 19, 2006



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

EXHIBIT A

That portion of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 15, and of Government Lot 1 of Section 16, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at the Southwest corner of said Section 15;
thence North $3^{\circ}09'00''$ East along the West line of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 15, a distance of 1321.06 feet to the Northwest corner of said Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$;
thence North $29^{\circ}43'00''$ East along the centerline of that County road known as Snee-oosh Road No. 353, a distance of 900.44 feet to the true point of beginning of this description;
thence North $29^{\circ}43'00''$ East along the centerline of said county road, a distance of 219.28 feet;
thence North $89^{\circ}12'00''$ West a distance of 564.83 feet;
thence North $63^{\circ}42'00''$ West a distance of 160.19 feet to a point on the line of ordinary high tide;
thence South $24^{\circ}33'00''$ West along said line of ordinary high tide, a distance of 285.00 feet;
thence South $89^{\circ}12'00''$ East a distance of 718.17 feet to the true point of beginning of this description,
EXCEPT Snee-oosh County road.

Situate in the County of Skagit, State of Washington.



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