

When recorded return to:

Mr. Derek Seltz
23054 Lake McMurray Lane
Mount Vernon, WA 98274



200607270009

Skagit County Auditor

7/27/2006 Page 1 of 1 8:54AM

LAND TITLE OF SKAGIT COUNTY

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 121655-PE

Grantor: Douglas E. Trainor
Grantee: Derek Seltz

Statutory Warranty Deed

THE GRANTOR DOUGLAS E. TRAINOR, unmarried, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to DEREK SELTZ, a single person the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: ptn Gov. Lot 1, 31-33-5 E W.M.

That portion of Government Lot 1 in Section 31, Township 33 North, Range 5 East, W.M., described as follows:

Beginning at the Northeast corner of said Government Lot 1;
thence West along the North line thereof 434 feet 9 inches;
thence South 1°39'5" West to the Northerly line of the right of way of the Northern Pacific Railway Company;
thence Easterly along said right of way to the East line of said Government Lot 1;
thence North to the point of beginning,

EXCEPT road.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): 330531-0-002-0007, P18347

3790
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

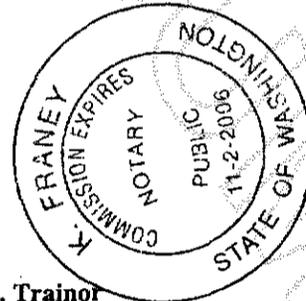
JUL 27 2006

Amount Paid \$ 3832.00
By Skagit Co. Treasurer
By [Signature]

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated July 25, 2006

Douglas E. Trainor
Douglas E. Trainor



STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Douglas E. Trainor the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7-26-06

Kaydeen Franey
Kaydeen Franey
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 11/02/2006