

When recorded return to:

Ms. Lynn Laurel
P.O. Box 78
La Conner, WA 98257



200609200149
Skagit County Auditor

9/20/2006 Page 1 of 2 3:51PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 122616-PE

Grantor: **Henri Timmers**
Grantee: **Lynn Laurel**

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR HENRI TIMMERS, an unmarried individual, as his separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **LYNN LAUREL**, an unmarried individual, the following described real estate, situated in the County of **Skagit**, State of **Washington**:

Abbreviated Legal: ptn. GL 2, 33-36-3 E.W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 360333-028-0004, P48560, 360333-0-001-0200, P118924, 360333-0-003-0100, P118998

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-I" of Land Title Company's Preliminary Commitment No. 122616-PE.

Tax Parcel Number(s): 360333-028-0004, P48560, 360333-0-001-0200, P118924, 360333-0-003-0100, P118998

Dated September 11, 2006

Henri Timmers

4890
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

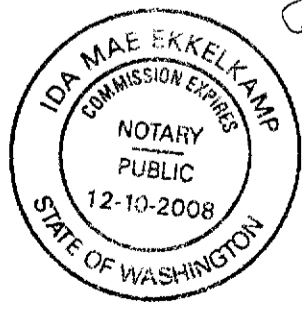
SEP 20 2006

Amount Paid \$ 7416.92
Skagit Co. Treasurer
By

STATE OF Washington }
COUNTY OF Skagit } SS:

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

Dated: September 15, 2006



~~XXXXXXXXXXXXXXXXXXXX~~ **Ida Mae Ekkelkamp**
Notary Public in and for the State of **Washington**
Residing at ~~XXXXXXXXXX~~ **Mount Vernon**
My appointment expires: ~~XXXXXX~~ **12/10/2008**

EXHIBIT A

PARCEL "A":

That portion of Government Lot 2, Section 33, Township 36 North, Range 3 East, W.M., Skagit County, Washington, described as follows:

Beginning at a point 82.5 feet North of the meander corner post in the right bank of the North Samish River where the section line between Sections 32 and 33 crosses said North Samish River;
thence North 265.32 feet;
thence East 204.6 feet;
thence South 161.04 feet;
thence South 63° West, 229.68 feet, more or less, to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A portion of Government Lot 2, Section 33, Township 36 North, Range 3 East, W.M., Skagit County, Washington, described as follows:

Beginning at the meander corner post in the right bank of the North Samish River where the West line of said Section 33 crosses said North Samish River;
thence along said West line North 00°25'38" East a distance of 347.82 feet to the Northwest corner of that certain tract of land conveyed to Henri Timmers by deed recorded under File No. 9306210137 in the Office of the Auditor, said County and State, and the point of beginning.

Said point also bears South 00°25'38" West a distance of 53.01 feet from a 2" brass cap on a pipe marking the West ¼ corner of said Section 33;
thence along the said West line of Section 33, North 00°25'38" East a distance of 53.01 feet to the said West ¼ corner;
thence along the North line of said Government Lot 2, North 89°36'36" East a distance of 53.83 feet to a curve to the left, having a radius of 46.49 feet, a central angle of 66°47'19", an arc distance of 54.20 feet and a radius point which bears North 74°55'19" East from the last described point;
thence South 81°52'00" East a distance of 116.78 feet to a curve to the right, having a radius of 50.22 feet, a central angle of 75°52'26", an arc distance of 66.50 feet and a tangent which bears the last described course;
thence along said curve to the East line of that certain tract of land conveyed to Mark Wheeler and Cynthia Johnson by recording no. 9508160055 said County and State;
thence along said East line South 00°34'02" East a distance of 170.23 feet to the North Samish River;
thence Westerly along said North Samish River to an intersection with the East line of said Timmers Tract projected Southerly;
thence North along said projected line to the Southeast corner of said Timmers property;
thence along the boundary of said Timmers property the following 2 courses and distances:

thence North 161.04 feet;
thence West 204.60 feet to the Northwest corner of said Timmers property and the point of beginning.

EXCEPT any portion thereof lying within the Diking District and Drainage District right-of-ways.

Situate in the County of Skagit, State of Washington.



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Skagit County Auditor