

When recorded return to:

Mr. Richard Smith, Member
18154 W. Stackpole Road
Mount Vernon, WA 98273



200701050003
Skagit County Auditor

1/5/2007 Page 1 of 1 8:45AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 123997-SE

Grantor: James Frey, Jane Fleshman and Warren Frey
Grantee: S & B Properties, L.L.C.

Statutory Warranty Deed

THE GRANTOR JANE FLESHMAN, JAMES FREY and WARREN FREY, each as their separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to S & B PROPERTIES, L.L.C., a Washington Limited Liability Company, the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: S 1/2 SW 1/4, 10-33-3 E W.M.

The South 50 rods of the Southwest 1/4 of Section 10, Township 33 North, Range 3 East, W.M.,

EXCEPT road and dike rights of way,

ALSO EXCEPT therefrom Tract "A" of Skagit County Short Plat No. 77-76, approved January 4, 1977 and recorded January 10, 1977 under Auditor's File No. 848994.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): 330310-3-003-0205, P15672, 330310-3-005-0005, P15673

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. 123997-SE.

Dated December 18, 2006

James Frey

Warren Frey

Jane Fleshman

55
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 05 2007
4677 50



STATE OF Washington
COUNTY OF Skagit
Amount paid to Skagit Co. Treasurer \$55.00
By

I certify that I know or have satisfactory evidence that James Frey, Jane Fleshman and Warren Frey 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: 1-02-07

Anneliese Maria Farrell
Notary Public in and for the State of Washington
Residing at La Conner
My appointment expires: 6/28/2008