

UNRECORDED



200701310195

Skagit County Auditor

1/31/2007 Page 1 of 4 4:17PM

After recording return document to:

State of Washington
Department of Transportation
Real Estate Services Office
P O Box 47338
Olympia WA 98504-7338

488
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Document Title: Warranty Deed
Reference Number of Related Document: N/A
Grantor(s): Eugene Still; Lois Still
Grantee: State of Washington, Department of Transportation
Legal Description: Ptn E 1/2 of the SW 1/4 of Section 1, T34N, R3E, WM
Additional Legal Description is on Page(s) 4 of Document
Assessor's Tax Parcel Number(s): 340301-3-006-0004 (P20960); 340301-3-006-0100 (P119588)

JAN 31 2007
408476
Amount Paid \$
Skagit Co. Treasurer
Deputy

FIRST AMERICAN TITLE CO.
761 37-2

WARRANTY DEED

State Route 20, Fredonia to Pulver Rd. Vic.

The Grantors, EUGENE STILL and LOIS STILL, husband and wife, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other valuable consideration, hereby convey and warrant to the **State of Washington, Department of Transportation**, the following described real property situated in Skagit County, State of Washington:

For legal description and additional conditions,
see Exhibit A attached hereto and made a part hereof.

It is understood and agreed that delivery of this deed is hereby tendered and that the terms and obligations hereof shall not become binding upon the State of Washington

DOCUMENT

WARRANTY DEED

unless and until accepted and approved hereon in writing for the State of Washington,
Department of Transportation, by the Director of Real Estate Services.

Date: January 16, 2007, 2007

Eugene Still
EUGENE STILL

Lois Still
LOIS STILL

Accepted and Approved

STATE OF WASHINGTON,
Department of Transportation

By: Gerald L. Gallinger
Gerald L. Gallinger
Director, Real Estate Services

Date: Jan 24, 2007



WARRANTY DEED

EXHIBIT A

That portion of the east half of the southwest quarter of Section 1, Township 34 North, Range 3 East, W.M. in Skagit County, Washington, described as follows:

Beginning at the quarter section corner between Sections 1 and 12, which point is witnessed by a 2 inch iron pipe set North 00°54'30" West 15 feet on the line through the center of Section 1; thence North 86°36'30" East 1,273.72 feet on the south line of the southeast quarter of Section 1 to a 2 inch iron pipe marking the ^{East} one sixteenth corner between Sections 1 and 12; thence North 00°26'30" West 2,324.38 feet on the line through the center of the southeast quarter of Section 1 to a 2 inch iron pipe on the southerly right-of-way line of the county road, as said road existed August 30, 1954; thence South 63°35'30" West 1,984.64 feet on said right-of-way line to a point on said right-of-way line, which point is witnessed by a 2 inch pipe set South 00°54'30" East 7.80 feet, the True Point of Beginning of this description, said point being the northwest corner of a tract conveyed to Homer E. Queen and Margaret Queen, husband wife, by deed dated August 30, 1954, recorded September 2, 1954 as Auditor's File No. 505995; thence south along the west line of said Queen tract 450 feet; thence North 63 1/2° East 293 feet; thence North 22 1/2° West 414 feet, more or less, to a point on the southerly right-of-way line of the county road which is 127 feet northeasterly of the True Point of Beginning; thence southwesterly along said road right-of-way to the True Point of Beginning.

EXCEPT that portion thereof conveyed to Skagit County for road purposes by deed recorded May 23, 1934 as Auditor's File No. 262398;

AND EXCEPT any portion thereof lying within the existing and as-built State Highway right-of-way.

ALSO EXCEPT all that portion thereof lying northwesterly of a line drawn parallel with and 60 feet southeasterly of the SR 20 line survey of SR 20, Fredonia to Pulver Rd. Vic.

The specific details concerning all of which are to be found in that certain map of definite location now of record and on file in the office of the Secretary of Transportation at Olympia, and bearing date of approval June 3, 2005, revised May 19, 2006.

Grantor's Initials
E-Q



200701310195
Skagit County Auditor