



200702010123

Skagit County Auditor

2/1/2007 Page 1 of 3 4:09PM

RETURN TO:  
JOHN W. HICKS  
SCHACHT & HICKS  
PO BOX 1165  
MOUNT VERNON WA 98273

DOCUMENT TITLE: STATUTORY WARRANTY DEED → 37 02

GRANTOR: FREDRICKSON, ALLAN B.  
FREDRICKSON, BARBARA A.  
GUNERIUS, DALE G.  
GUNERIUS, SHEILA D.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

# 510  
FEB 01 2007

GRANTEE: FREDRICKSON & GUNERIUS, LLC

Amount Paid \$  
Skagit Co. Treasurer  
By Deputy

ABBREVIATED LEGAL DESCRIPTION:

Lots 13-24, Block 5, Supplemental Plat of Knutzen's Add, plus  
vacated street and right of way

ADDITIONAL LEGAL DESCRIPTION ON PAGE 2 OF DOCUMENT.

ASSESSOR'S TAX PARCEL NUMBER: 4089-005-024-0007/R72722  
4089-005-024-0106/R72723

STATUTORY WARRANTY DEED

The Grantors, ALLAN B. FREDRICKSON and BARBARA A. FREDRICKSON,  
husband and wife, and DALE G. GUNERIUS and SHEILA D. GUNERIUS,  
husband and wife, for and in consideration of the sum of One Dollar  
(\$1.00), in hand paid, convey and warrant to FREDRICKSON &  
GUNERIUS, LLC, a Washington Limited Liability Company, the  
following described real estate situate in the county of Skagit,  
state of Washington, to wit:

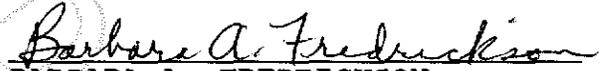
Lots 13 to 24, inclusive, Block 5, "SUPPLEMENTAL PLAT OF KNUTZEN'S ADDITION TO THE TOWN OF BURLINGTON", as per plat recorded in Volume 4 of Plats, page 7, records of Skagit county, Washington.

TOGETHER WITH THAT portion of vacated West Walnut Street adjacent to and abutting upon said lots.

ALSO, that portion of the Pacific Northwest Traction Company right of way (now abandoned), as shown in the "SUPPLEMENTAL PLAT OF KNUTZEN'S ADDITION", which lies between the South line of said Lot 13 and the North line of Lot 24, extended East.

DATED: November 30, 2006.

  
ALLAN B. FREDRICKSON

  
BARBARA A. FREDRICKSON

  
DALE G. GUNERIUS

  
SHEILA D. GUNERIUS

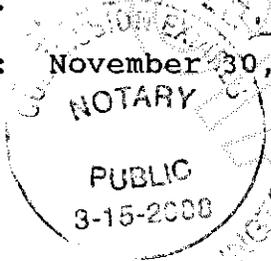


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STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that ALLAN B. FREDRICKSON and BARBARA A. FREDRICKSON, husband and wife, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: November 30, 2006.



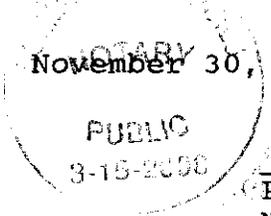
*Kay L. Negley*

Printed name: KAY L. NEGLEY  
Notary Public in and for the state of Washington, residing at Mount Vernon.  
My commission expires: 3-15-2008

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that DALE G. GUNERIUS and SHEILA D. GUNERIUS, husband and wife, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: November 30, 2006.



*Kay L. Negley*

Printed name: KAY L. NEGLEY  
Notary Public in and for the state of Washington, residing at Mount Vernon.  
My commission expires: 3-15-2008



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