



200702220058  
Skagit County Auditor

2/22/2007 Page

1 of

5 10:38AM

When recorded return to:

FREDRICH E. HARRISON

BARBARA J. HARRISON

9101 THUNDERBIRD LN  
Concrete, Wa 98237

Filed for record at request of:

**FREDRICH E. HARRISON**

### STATUTORY WARRANTY DEED

THE GRANTOR **ROBERT V. SJOBOEN and MARION L. SJOBOEN, husband and wife**

for and in consideration of **Ten Dollars and other consideration for a Boundary Line Adjustment** conveys and warrants to

THE GRANTEE **FREDRICH E. HARRISON and BARBARA J. HARRISON, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor(s) therein.

Ptn NE 1/4 of 24-35-8 E W.M. aka lot 3 & ptn Lot 4, SP# 94-044

Fully described in **Exhibit A** attached.

The property owned by the Grantor is legally described in **Exhibit A**. The parties desire to aggregate said parcel in Exhibit A to the parcel as more specifically described in **Exhibit B attached hereto**. This boundary adjustment is not for the purposes of creating an additional building lot.

**Tax #s P44195, P106636 and P117800**

Dated: Feb. 6<sup>th</sup>, 2007

794  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
DATE

FEB 22 2007

Amount Paid \$672.50  
Skagit County Treasurer  
By: *MEM* Deputy

*Robert V. Sjoen*  
ROBERT V. SJOBOEN

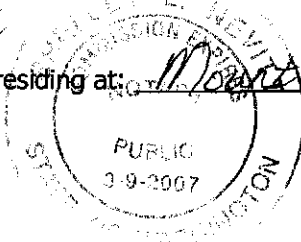
*Marion L. Sjoen*  
MARION L. SJOBOEN

State of Washington }  
County of Skagit } SS.

On this day personally appeared before me **ROBERT V. SJOBOEN and MARION L. SJOBOEN**, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that **he/she/they** signed the same as **his/her/their** free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 6<sup>th</sup> day of February, 2007.

*Shelly Smith*  
Notary Public in and for the State of Washington, residing at: Mount Vernon  
My appointment expires: 3-9-2007



## Exhibit A

### Sjoberg Parcel

That portion of Lot 4, Skagit County Short Plat No. 94-044, approved January 4, 1995, and recorded January 12, 1995, in Volume 11 of Short Plats, pages 163 and 164, under Auditor's File No. 9501120094, records of Skagit County, Washington; being a portion of Section 24, Township 35 North, Range 8 East, W.M., and Government Lots 4 and 5, in Section 19, Township 35 North, Range 9 East, W.M. described as follows:

Beginning at the Southeast corner of Lot 3 in said short plat thence South for a distance of 306.27 feet along the East boundary of that parcel conveyed to Fredrich Harrison and Barbara Harrison by instrument under Auditor's file number 200101240098 records of Skagit County to the Southeast corner thereof, thence West along the South Boundary of said Harrison parcel for a distance of approximately 54 feet to a wire fence in existence on January 14, 2007 and the True Point of Beginning; thence South along said fence for a distance of approximately 331.5 feet more or less to a corner in said fence; thence West along said fence for a distance of approximately 657 feet more or less to a corner in said fence; thence North along said fence for a distance of approximately 331.5 feet more or less to a corner in said fence, said point also being the Southwest corner of said Harrison parcel; thence East along the South line of said Harrison parcel for a distance of approximately 657 feet more or less to the point of beginning.

BOUNDARY ADJUSTMENT  
Reviewed and approved  
in accordance with S.C.  
Code Chapter 14.18  
*Lee Roeder*  
SKAGIT CO. PLANNING & PERMIT CTR  
Date: 2/12/2007

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## Exhibit B

### Harrison Parcel

Lot 3, Skagit County Short Plat No. 94-044, approved January 4, 1995, and recorded January 12, 1995, in Volume 11 of Short Plats, pages 163 and 164, under Auditor's File No. 9501120094, records of Skagit County, Washington; being a portion of Section 24, Township 35 North, Range 8 East, W.M., and Government Lots 4 and 5, in Section 19, Township 35 North, Range 9 East, W.M.

TOGETHER WITH a 20 foot non-exclusive easement as delineated on the face of the said Short Plat No. 94-044.

AND TOGETHER WITH that portion of Lot 4, of Short Plat No. 94-044, approved January 11, 1995, recorded January 12, 1995, in Volume 11 of Short Plats, pages 163 and 164, under Auditor's File No. 9501120094, records of Skagit County, Washington, being a portion of Section 24, Township 35 North, Range 8 East, W.M., and of Section 19, Township 35 North, Range 9 East, W.M., described as follows:

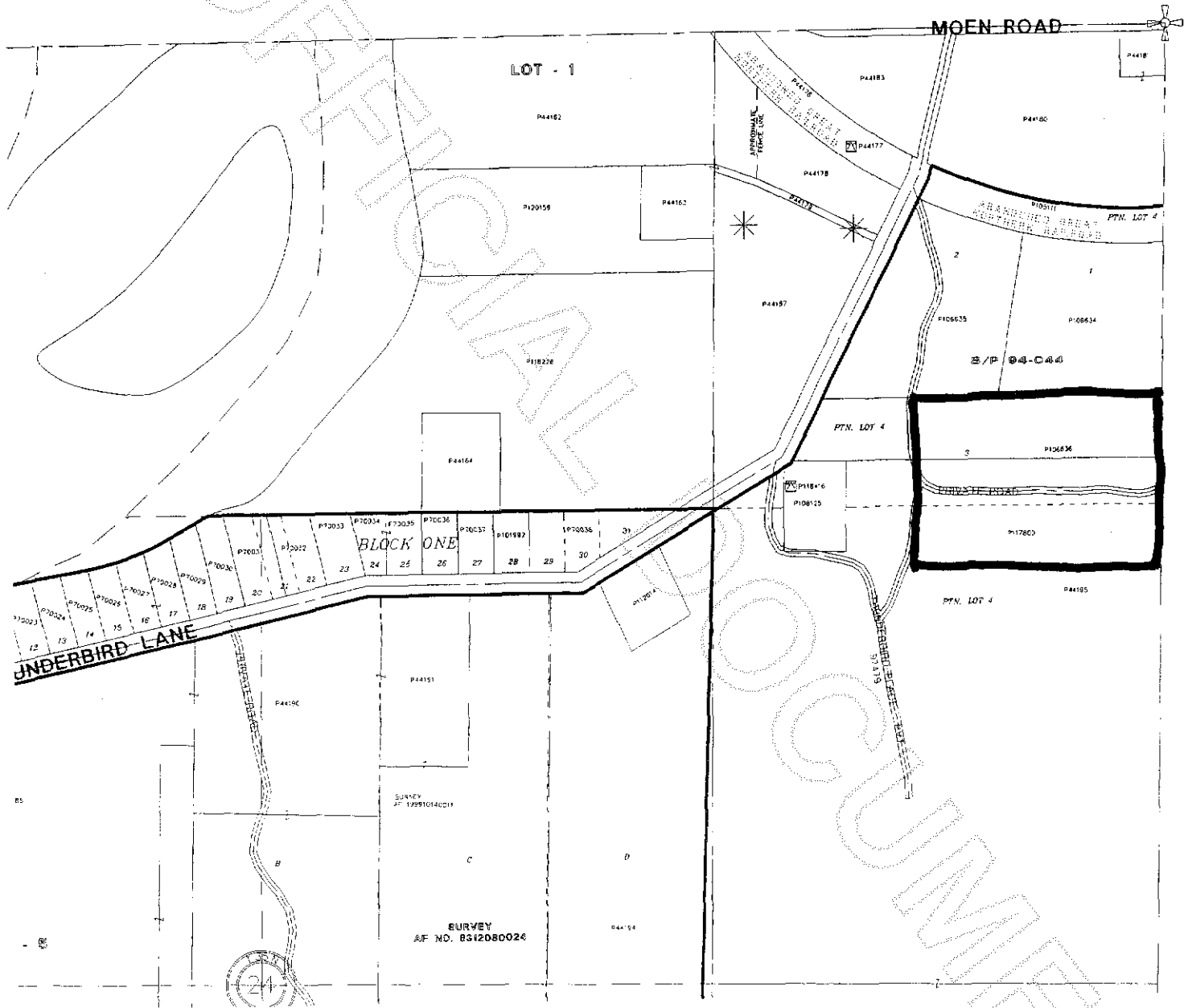
Beginning at the Southeast corner of Lot 3, of said Short Plat No. 94-044;  
thence South  $01^{\circ}06'32''$  West along the Southerly extension of the Easterly line of said Lot 3, a distance of 306.27 feet;  
thence West parallel to the South line of said Lot 3, a distance of 711.44 feet to an intersection with the Southerly extension of the Westerly line of said Lot 3;  
thence North  $01^{\circ}06'32''$  East, a distance of 306.27 feet to the Southwest corner of said Lot 3;  
thence East along the South line of said Lot 3, a distance of 711.44 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.



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Before



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After

MOEN ROAD

LOT - 1

P44182

P44183

P44184

P44185

P44186

P44187

P44188

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