

When recorded return to:

Mr. Mark Pederson
P.O. Box 1362
LaConner, WA 98257



200702220102
Skagit County Auditor

2/22/2007 Page 1 of 2 12:29PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 124119-SE

Grantor: Everett G. Hanes and Mary A. Hanes
Grantee: Mark K. Pederson

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR EVERETT G. HANES and MARY A. HANES, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MARK K. PEDERSON, an unmarried man, as his separate property the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 1 & 2, Ptn 3, Blk. P, Town Of LaConner

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4123-016-003-0007, P74040

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated February 21, 2007

Everett G. Hanes by Mary A. Hanes Mary A. Hanes
Everett G. Hanes Mary A. Hanes
att in fact

779
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 22 2007

Amount Paid \$ 5,167.00
By Skagit Co. Treasurer Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

On this 21st day of February, 2007 before me personally appeared Mary A. Hanes, to me known to be the individual described in and who executed the foregoing instrument her self and as Attorney in Fact for Everett G. Hanes and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as the free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal)



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 9/11/2010

EXHIBIT A

Lots 1, 2 and 3 except the North 30 feet thereof in Block P, "MAP OF LACONNER, WHATCOM COUNTY, WASHN. TERRY., 1872," as per plat recorded in Volume 2 of Plats, page 49, records of Skagit County, Washington.

Situate in the Town of LaConner, County of Skagit, State of Washington.



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