



200704060089

Skagit County Auditor

4/6/2007 Page

1 of

4 2:56PM

After Recording Mail To:

Service Link #1326762
4000 Industrial Boulevard
Aliquippa, Pennsylvania 15001

COVER PAGE FOR WASHINGTON DEEDS

Type of Document to be Recorded: WARRANTY DEED

Grantor: David M. Taylor and Tiffany V. Taylor, husband and wife

Grantor's Mailing Address: 108 South 25th Street, Mount Vernon, Washington 98274

Grantee: Tiffany V. Taylor, a ^{unmarried} ~~married~~ woman

Grantees Mailing Address: 108 South 25th Street, Mount Vernon, Washington 98274

Legal Description (abbreviated): Lot 2, Short Plat No. MV-7-93

Assessor's Property Tax Parcel Account Number(s): P103992

Prior Recorded Doc. Ref.: Deed: Recorded February 16, 2005, BK _____,

PG _____, Doc. No. _____

Prepared By:

David M. Taylor
108 South 25th Street
Mount Vernon, Washington 98274

After Recording Mail To: 1326762

Service Link
4000 Industrial Boulevard
Aliquippa, Pennsylvania 15001

Mail Tax Statements To:

Tiffany V. Taylor
108 South 25th Street
Mount Vernon, Washington 98274

Assessor's Parcel Number: P103992

WARRANTY DEED

TITLE OF DOCUMENT

David M. Taylor and Tiffany V. Taylor, husband and wife, the GRANTOR,

Whose current address is 108 South 25th Street, Mount Vernon, Washington 98274

FOR and in consideration of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, conveys and warrants to

Tiffany V. Taylor, a ^{Unmarried} ~~married~~ woman, the GRANTEE,

Whose current address is 108 South 25th Street, Mount Vernon, Washington 98274

THE FOLLOWING described real estate, situated in the County of Skagit, State of Washington:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF SKAGIT AND THE STATE OF WASHINGTON, BEING KNOWN AND DESIGNATED AS LOT 2, SHORT PLAT NO. MV-7-93, APPROVED NOVEMBER 19, 1993, RECORDED NOVEMBER 19, 1993 IN BOOK 11 OF SHORT PLATS, PAGE 24, UNDER AUDITOR'S FILE NO. 9311190114 AND BEING A PORTION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.,

EXCEPT FROM SAID LOT 2, THE NORTH 7 FEET THEREOF AS CONVEYED TO THE CITY OF MOUNT VERNON BY DEED RECORDED JUNE 29, 1999, UNDER AUDITOR'S FILE NO. 9906290133.

AND more commonly known as: 108 South 25th Street, Mount Vernon, Washington 98274

Prior Recorded Doc. Ref.: Deed: Recorded February 16, 2005, BK _____, PG _____,
Doc. No. _____

Every deed in substance in the above form, when otherwise duly executed, shall be deemed and held a conveyance in fee simple to the grantee, his heirs and assigns, with covenants on the part of the grantor: (1) That at the time of the making and deliver of such deed he was lawfully seized of an indefeasible estate in fee simple, in and to the premises therein described, and had good right and full power to convey the same; (2) that the same were then free from all encumbrances; and (3) that he warrants to the grantee, his heirs and assigns, the quiet and peaceable possession of such premises, and will defend the title thereto against all persons who may lawfully claim the same, and such covenants shall be obligatory upon any grantor, his



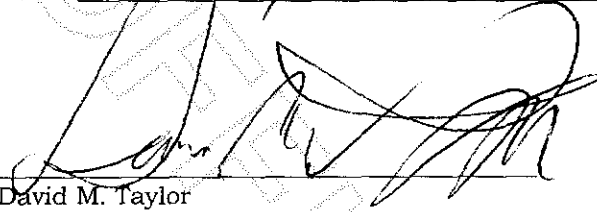
200704060089

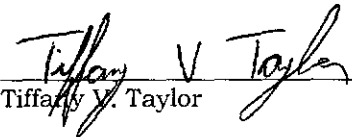
Skagit County Auditor

heirs and personal representatives, as fully and with like effect as if written at full length in such deed.

When the context requires, singular nouns and pronouns, include the plural.

Dated February 21, 2007


David M. Taylor

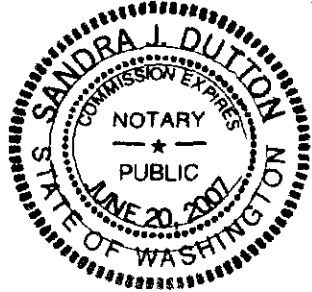

Tiffany V. Taylor

STATE OF Washington)
COUNTY OF Skagit) ss

On this day personally appeared before me **David M. Taylor and Tiffany V. Taylor** to me known to be the individual(s) 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.

NOTARY STAMP/SEAL

Given under my hand and official seal of office this 21st day of February, A.D., 2007.



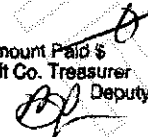

NOTARY PUBLIC

MY Commission Expires: 6-20-07

Residing at: Bellingham
Washington

#1584
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 06 2007

Amount Paid \$
Skagit Co. Treasurer
By  Deputy



200704060089
Skagit County Auditor

Exhibit "A"
Legal Description

All that certain parcel of land situate in the County of Skagit and the State of Washington, being known and designated as Lot 2, Short Plat No. MV-7-93, approved November 19, 1993, recorded November 19, 1993 in Book 11 of Short Plats, page 24, under Auditor's File No. 9311190114 and being a portion of the Northeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 21, Township 34 North, Range 4 East, W.M.,

EXCEPT from said Lot 2, the North 7 feet thereof as conveyed to the City of Mount Vernon by Deed recorded June 29, 1999, under Auditor's File No. 9906290133.

Tax/Parcel ID: P103992



200704060089

Skagit County Auditor

4/6/2007 Page 4 of 4 2:56PM