

When recorded return to:

Mr. and Mrs. Timothy Silvas
5638 Ershig Road
Bow, WA 98232



200705110122
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 125726-PE

Grantor: Mark Tomingas and Barbara Rendon-Tomingas
Grantee: Timothy Silvas and Patricia Silvas

LAND TITLE OF SKAGIT COUNTY

125726-PE

Statutory Warranty Deed

THE GRANTOR MARK TOMINGAS and BARBARA RENDON-TOMINGAS, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to TIMOTHY SILVAS and PATRICIA SILVAS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn S 1/2 Of NE 1/4 Of SE 1/4, 35-36-3 E WM Aka Ptns Lots 1 & 2, SP 28-82

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 360335-4-003-0003, P48742, 360335-4-003-0102, P48743

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 125726-PE.

2237
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated May 10, 2007

MAY 11 2007

Mark Tomingas

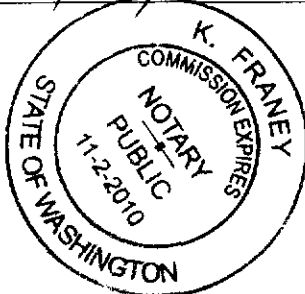
Amount Paid \$ 5434.00
By Skagit Co. Treasurer
Deputy

Barbara Rendon-Tomingas

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Mark Tomingas and Barbara Rendon-Tomingas the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 5/11/07



Kaydeen Franey
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 11/02/2010

EXHIBIT A

Those portions of Lots 1 and 2, Short Plat No. 28-82, approved October 25, 1982, recorded October 26, 1982 in Book 6 of Short Plats, page 18, under Auditor's File No. 8210260020 and being a portion of the South $\frac{1}{2}$ of the North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 35, Township 36 North, Range 3 East, W.M., described as follows:

That portion of Lot 2 of said Short Plat No. 28-82 lying East of the West line of the East 740.39 feet of said South $\frac{1}{2}$ of the North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$.

Together with that portion of said Lot 1 described as follows:

Beginning at the Northeast corner of said Lot 1;

thence South $01^{\circ}33'00''$ East along the East line thereof and the West line of Ershig Road, a distance of 208.06 feet;

thence South $88^{\circ}19'25''$ West parallel with the North line of said Lot 1, a distance of 440.43 feet to the West line of said Lot 1;

thence North $22^{\circ}14'43''$ West along said West line, a distance of 222.22 feet to the Northwest corner of said Lot 1;

thence North $88^{\circ}19'25''$ East along the North line thereof, a distance of 518.96 feet to the point of beginning of this description;

EXCEPT from the above any portion within that parcel conveyed by Auditor's File No. 9501130038, records of Skagit County, Washington, described as follows:

That portion of said Lots 1 and 2, Short Plat No. 28-82, described as follows:

Beginning at the Southeast corner of said Lot 1;

thence North $01^{\circ}33'00''$ West, along the East line of said Lot 1, a distance of 279.03 feet;

thence South $88^{\circ}19'25''$ West a distance of 440.43 feet to the Westerly line of said Lot 1;

thence continuing South $88^{\circ}19'25''$ West a distance of 184.50 feet;

thence South $01^{\circ}33'00''$ East a distance of 409.52 feet to the South line of said Lot 2;

thence North $88^{\circ}16'47''$ East a distance of 289.97 feet to the Southeast corner of said Lot 2;

thence North $01^{\circ}33'00''$ West a distance of 131.00 feet to the Southwest corner of Lot 1;

thence North $88^{\circ}16'47''$ East, along the South line of Lot 1, a distance of 335.00 feet to the point of beginning.

TOGETHER WITH an easement for well operation and maintenance and well protection over a 100 foot radius circle the center of which is described as follows:

Beginning at the Northeast corner of said Lot 1;

thence South $01^{\circ}33'00''$ East along the East line thereof and the West line of Ershig Road, a distance of 208.06 feet;

thence South $88^{\circ}19'25''$ West parallel with the North line of said Lot 1, a distance of 81.96 feet;

thence South $01^{\circ}40'35''$ East, a distance of 6.16 feet to the center of said 100 foot radius circle.

Situate in the County of Skagit, State of Washington.



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