

When recorded return to:

Jenny Lay-Flurrie
Jeff Morris
3610 Mohawk Court
Mount Vernon, WA 98273



200707310151

Skagit County Auditor

7/31/2007 Page 1 of 2 3:44PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 126754-PE

Grantor: Steven W. Herring and Debra A. Herring
Grantee: Jenny Lay-Flurrie and Jeff Morris

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR STEVEN W. HERRING and DEBRA A. HERRING, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JENNY LAY-FLURRIE and JEFF MORRIS, wife and husband the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn. Lot 24, Thunderbird No. 4.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4570-000-024-0003, P100809

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. 126754-PE.

Dated July 27, 2007

Steven W. Herring

Debra A. Herring

SKAGIT COUNTY WASHINGTON
REAL ESTATE

3628

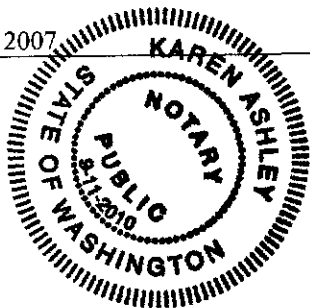
JUL 31 2007

Amount Paid \$ 6591.00
Skagit Co. Treasurer
By *mdm* Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Steven W. Herring and Debra A. Herring 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: July 27, 2007



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

Lot 24, "PLAT OF THUNDERBIRD 4," as per plat recorded in Volume 15 of Plats, pages 14, 15 and 16, records of Skagit County, Washington.

EXCEPT that portion thereof conveyed to Mohawk Court Owners' Association by deed recorded December 13, 1995 under Auditor's File No. 9512130057.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and across that portion of said Lot 24 conveyed to Mohawk Court Owners' Association by deed recorded December 13, 1995 under Auditor's File No. 9512130057.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



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