

When recorded return to:

Mr. Bryan W. Barnwell
925 Maple Street
Sedro-Woolley, WA 98284



200710220165
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 126922-PE

Grantor: David Knutzen
Grantee: Bryan W. Barnwell

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR DAVID KNUTZEN, an unmarried man, as his separate estate, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BRYAN W. BARNWELL, married, as his separate property the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Tr. B & a ptn of Tr. A, SW SP 08-79 in Tr. 15, Sedro Acreage

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4170-000-015-0132, P76963

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. 126922-PWE.

Tax Parcel Number(s): 4170-000-015-0132, P76963

Dated 10/21/07
David Knutzen
David Knutzen

4944
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

OCT 22 2007

Amount Paid \$ 2230.00
By [Signature] Skagit Co. Treasurer Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that David Knutzen the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 10-21-2007

Shelley L. Nevitt
Anneliese Maria Farrell Shelley L. Nevitt
Notary Public in and for the State of Washington
Residing at Le Connor Mt. Vernon
My appointment expires: 6/28/2008 3-9-2011



EXHIBIT A

PARCEL "A":

Tract B, Short Plat No. SW-0879, approved November 28, 1979, recorded December 3, 1979 in Book 4 of Short Plats, page 1, under Auditor's File No. 7912030001 and being a portion of Tract , "SEDRO ACREAGE," as per plat recorded in Volume 3 of Plats, page 35, records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

PARCEL "B":

That portion of Tract "A" of Sedro-Woolley Short Plat No. SW-0879, approved November 28, 1979, recorded December 3, 1979 in Volume 4 of Short Plats, page 1, under Auditor's File No. 7912030001, being a portion of Tract 15, "SEDRO ACREAGE," as per plat recorded in Volume 3 of Plats, page 35, records of Skagit County, Washington, described as follows:

Beginning at the Southwest corner of Tract "B" of said Short Plat No. SW-0879;
thence South 88°55'54" West 12 feet;
thence North 0°20'09" East 108.00 feet;
thence North 88°55'54" East 12 feet, to the Northwest corner of said Tract "B";
thence South along the West line of said Tract "B" to the point of beginning.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

PARCEL "C":

That portion of Lot 1, Binding Site Plan No. SW-01-93, (Sunset Industrial Park) recorded in Volume 11 of Short Plats, pages 83 and 84, under Auditor's File No. 9406100051, and being a portion of the Southwest ¼ of the Southeast ¼ of Section 23, Township 35 North, Range 4 East, W.M. and of Tracts 14 and 15, "SEDRO ACREAGE," as per plat recorded in Volume 3 of Plats, page 35, records of Skagit County, Washington, more particularly described as follows:

Beginning at the Northeast corner of Tract B, Short Plat No. SW-0879, approved November 28, 1979, recorded December 3, 1979 in Book 4 of Short Plats, page 1, under Auditor's File No. 7912030001, said point also being a Southeast corner of Lot 1, Binding Site Plan No. SW-01-93;
thence Northerly, along the Westerly line of Maple Street a distance of 4 feet, more or less, to an existing fence;
thence Westerly, along said existing fence a distance of 96.00 feet, more or less, to an angle point in said existing fence;
thence Southerly, along said existing fence to the Southerly line of said Lot 1, Binding Site Plan No. SW-01-93;
thence Easterly, along the Southerly line of said Lot 1 to the Southwest corner of said Tract B;
thence Northerly along the Westerly line of said Tract B, to the Northwest corner thereof;
thence Easterly, along the Northerly line of said Tract B, to the point of beginning,

EXCEPT that portion previously conveyed to Vern Knutzen et ux, by deed recorded July 6, 1989, under Auditor's File No. 8907060006.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.



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