

AFTER RECORDING MAIL TO:

Steve Kuhlman
2633 105th Avenue Southeast
Everett, WA 98205



200801180164
Skagit County Auditor

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LAND TITLE OF SKAGIT COUNTY

127599-S

STATUTORY WARRANTY DEED

Escrow No. 070481
Title Order No. 127599

THE GRANTOR(S) David J. Niderost, as his separate property

for and in consideration of Ten Dollars and other good and valuable consideration

in hand paid, conveys, and warrants to Steve Kuhlman, an unmarried man

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

See Exhibit "A"

Abbreviated Legal: (Required is full legal not inserted above) Ptn N 1/2 SW 1/4,34-34-3 E W. M. (aka Parcel 2, Survey # 200609200119)

Tax Parcel Number(s): 34033430020009

Subject to covenants, conditions and restrictions, ~~as described on attached exhibit A and by this reference made a part hereof~~ including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 127599-S.

Dated: December 27, 2007

David J. Niderost

#192
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 18 2008

STATE OF Washington

COUNTY OF Skagit

Amount Paid \$ 3787.50
By Skagit Co. Treasurer
Deputy

I, a Notary Public of the County and State first above written, do hereby certify that David J. Niderost personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 27th day of December, 2007.

Notary Public

My Commission Expires: 9-29-09

(SEAL)



Schedule "A-1"

127599-S

DESCRIPTION:

That portion of the North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 34, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at the Southwest corner of the Southwest $\frac{1}{4}$ (Southwest section corner);
thence North $0^{\circ}22'33''$ East along the West line of said Southwest $\frac{1}{4}$ for a distance of 1,325.84 feet to the Southwest corner of said North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ and being the true point of beginning;
thence South $89^{\circ}50'11''$ East along the South line of said North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ for a distance of 315.00 feet;
thence North $0^{\circ}22'33''$ East parallel with said West line of the Southwest $\frac{1}{4}$ for a distance of 296.00 feet;
thence North $89^{\circ}50'11''$ West parallel with said South line of the North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ for a distance of 315.00 feet, more or less, to the West line of said Southwest $\frac{1}{4}$ to a point bearing North $0^{\circ}22'33''$ East from the true point of beginning;
thence South $0^{\circ}22'33''$ West along said West line for a distance of 296.00 feet, more or less, to the true point of beginning.

EXCEPT road right of way.

(The above described parcel also known as Parcel 2, of that Survey recorded under Skagit County Auditor's File No. 200609200119).

Situate in the County of Skagit, State of Washington.



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