



200802070123

Skagit County Auditor

2/7/2008 Page 1 of 2 3:55PM

When recorded return to:

Mike Swanson
2917 Maplewood Avenue
Bellingham, WA 98225

Recorded at the request of:
First American Title
File Number B93580

GUARDIAN NORTHWEST TITLE CO.
Statutory Warranty Deed

B93580E

THE GRANTOR Cecelia M. McDonald, as her separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Mike Swanson, unmarried man the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Section 18, Township 35, Range 7; Ptn. SE NE

Tax Parcel Number(s): P42977, 350718-0-029-0009

That portion of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 18, Township 35 North, Range 7 East, W.M., described as follows:

Beginning at the intersection of the Southerly line of the State Road and the West line of said Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$; thence South along the West line 479 feet; thence East 315 feet; thence North to the Southerly line of said State Road; thence Westerly along said Southerly line to the point of beginning.

EXCEPT that portion of said premises described as follows:

Beginning at the Northeast corner of the above described tract; thence Westerly along the Southerly line of said State Road to a point on a line which is parallel with and distant, when measured at right angles to the East line of the above described tract, 125 feet West of the East line of the above described tract; thence South along said parallel line, 110 feet; thence Easterly parallel with the Southerly line of said State Road, 125 feet, more or less, to the East line of the above described tract; thence North along the East line of the above described tract, 110 feet to the point of beginning.

SUBJECT TO: Schedule "B-1" attached hereto and made a part thereof

Dated 1/9/2008

Cecelia M. McDonald
Cecelia M. McDonald

393
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

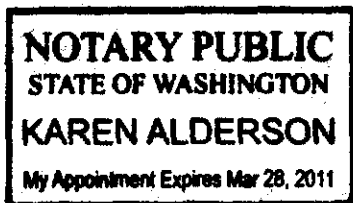
FEB 07 2008

Amount Paid \$ 2263.82
By nam Skagit Co. Treasurer Deputy

STATE OF Washington)
COUNTY OF Skagit) SS:

I certify that I know or have satisfactory evidence that Cecelia M. McDonald, the persons 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.

Date: 1-16-08



Karen Alderson
Karen Alderson
Notary Public in and for the State of Washington
Residing at Bellingham,
My appointment expires: 3/28/2011

Schedule "B-1"

EXCEPTIONS:

A. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: January 16, 1929
Auditor's No.: 220831
Volume 150, page 335
Purpose: Right to construct, operate, maintain, repair, replace and
enlarge one or more electric transmission and/or distribution
lines over and/or under the right of way;
Affects:

Beginning at a point on the South line of the Great Northern Railroad Company's right-of-way as the same passes through the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 18, Township 35 North, Range 7 East, W.M., near the West line of said described forty; thence running South to the land now owned by Johanna O. Steen in said described forty. Said easement being as hereafter staked and laid out and upon which a pole line will be erected and when so erected it shall be a description of the easement hereby granted, contemplated and intended by this easement.



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