

When recorded return to:

Mr. and Mrs. Evan Anderson
23903 99th Dr. NE
Arlington, WA 98233



200901290001
Skagit County Auditor

1/29/2009 Page 1 of 3 9:38AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 132219-SWE

Grantor: Billie L. Hutcheson
Grantee: Evan Anderson and Debra J. Anderson

Statutory Warranty Deed

THE GRANTOR BILLIE L. HUTCHESON, a single person as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Evan Anderson and Debra J. Anderson, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 171, Cedargrove On The Skagit.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): P64249, 3877-000-171-0015

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. 132219-SWE.

Also subject to Assessment levied by P.U.D. No. 1 of Skagit County for water services with a remaining balance of \$704.25 which Grantee herein agrees to assume and pay as to the terms and conditions therein.
Also subject to Deed of Trust, including the terms and conditons thereof, between Billie L. Hutcheson, a single person, as Grantor and Dalton E. Blodgett, a married man, as Beneficiary, dated April 28, 2008 and recorded April 30, 2008 under Auditor's File No. 200804300198 which now has a remaining balance of \$51,317.39.

Acknowledged and approved:


Evan Anderson


Debra J. Anderson


Tax Parcel Number(s): P64249, 3877-000-171-0015

Dated January 28, 2009


Billie L. Hutcheson

246
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

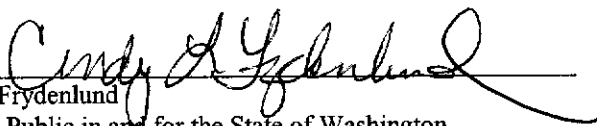
JAN 29 2009

Amount Paid \$ 895.00
Skagit Co. Treasurer
By  Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Billie L. Hutcheson is 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: 1-28-09


Cindy Frydenlund
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 2/15/2010



200901290001

Skagit County Auditor

EXHIBIT A

Lot 171, "CEDARGROVE ON THE SKAGIT," as per plat recorded in Volume 9 of Plats, pages 48 through 51, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.