

When recorded return to:

Mr. and Mrs. Adrian Ibarra
P.O. Box 762
Burlington, WA 98233



200902190115
Skagit County Auditor

2/19/2009 Page 1 of 2 3:35PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 132339-PE

Grantor: **Esteban A. Sanchez and Gudelia P. Sanchez**
Grantee: **Adrian Ibarra and Ruth Ibarra**

LAND TITLE OF SKAGIT COUNTY

132339-pe

Statutory Warranty Deed

THE GRANTOR ESTEBAN A. SANCHEZ and GUDELIA P. SANCHEZ, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **ADRIAN IBARRA and RUTH IBARRA, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: **Ptn Lots 9-11, Blk 17, Syndicate Add. To LaConner.**

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4128-017-900-0400, P74380

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. 132339-PE.

Dated February 18, 2009

Esteban A. Sanchez

Gudelia P. Sanchez

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

#38
FEB 19 2009

Amount Paid \$ 5345.00
By Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Esteban A. Sanchez and Gudelia P. Sanchez** 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: February 18, 2009

Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2010

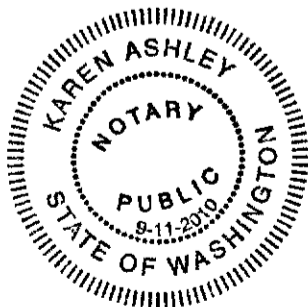


EXHIBIT A

Schedule "A-1"

132339-PE

DESCRIPTION:

PARCEL "A":

That portion of Lots 9 through 11, inclusive, Block 17, "MAP OF SYNDICATE ADDITION TO THE TOWN OF LA CONNER, SKAGIT CO., WASH.," as per plat recorded in Volume 2 of Plats, page 109, records of Skagit County, Washington, described as follows:

Beginning at the most Easterly corner of Lot 9;
thence Westerly along the South line of Washington Avenue to a point which is 126.81 feet West of the point of beginning;
thence Southwesterly parallel with the West line of Maple Avenue a distance of 85.55 feet;
thence Southeasterly parallel with the centerline of Talbot Street a distance of 110.00 feet, more or less, to the Northwesterly line of Maple Street at a point 148.69 feet Southwesterly of the point of beginning as measured along the Northwesterly line of Maple Street;
thence Northeasterly a distance of 148.69 feet to the point of beginning.

Situate in the Town of LaConner, County of Skagit, State of Washington.

PARCEL "B":

An easement for the use of the existing parking stalls over that portion of Lots 9 through 11, inclusive, Block 17, "MAP OF SYNDICATE ADDITION TO THE TOWN OF LA CONNER, SKAGIT CO., WASH.," as per plat recorded in Volume 2 of Plats, page 109, records of Skagit County, Washington, described as follows:

Beginning at a point on the Northwesterly line of Maple Avenue a distance of 148.69 feet Southwesterly from the most Easterly corner of Lot 9;
thence Southwesterly along said Northwesterly line of Maple Avenue a distance of 29.00 feet;
thence Northwesterly parallel with the centerline of Talbot Street a distance of 46.50 feet;
thence Northeasterly, parallel with the Northwesterly line of Maple Avenue a distance of 29.00 feet;
thence Southeasterly a distance of 46.50 feet, more or less, to the point of beginning.

Situate in the Town of LaConner, County of Skagit, State of Washington.



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PB 11-05(i-1)
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