

When recorded return to:

Mr. and Mrs. Roger A. Janes
9735 Brookshire Lane
Sedro Woolley, WA 98284

200904010106
Skagit County Auditor
4/1/2009 Page 1 of 1 3:51PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 132462-SWE

Grantor: Fred Bianchini
Grantee: Roger A. Janes and Jacqueline L. Janes

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR Fred Bianchini, an unmarried individual for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ROGER A. JANES and JACQUELINE L. JANES, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot A, SP 91-028; Ptn Lot 13, Deiter's Acreage.

Tract A of Short Plat No. 91-028 located in Section 19, Township 35 North, Range 5 East W.M., approved July 19, 1991, recorded August 5, 1991 in Volume 9 of Short Plats, page 394, under Auditor's File No. 9108050002, records of Skagit County, Washington (Being a portion of Tract 4 of Short Plat No. 77-79 in Tract 13, "DEITER'S ACREAGE, SKAGIT CO., WASH.," as per plat recorded in Volume 3 of Plats, page 53, records of Skagit County, Washington.

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

Tax Parcel Number(s): P100080, 3899-000-013-0600

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. 132462-SWE.

Dated March 26, 2009

Fred Bianchini by Larry Comstock, ATTY in fact.
Fred Bianchini by Larry Comstock, Atty in fact

907
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 01 2009

Amount Paid \$ 3387.00
By Skagit Co. Treasurer
Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

On this 27th day of March, 2009 before me personally appeared Larry Comstock, to me known to be the individual described in and who executed the foregoing instrument as Attorney in Fact for Fred Bianchini and acknowledged that he signed and sealed the same as his free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal)

Cindy L. Frydenlund
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 2/15/10