



200905140075

Skagit County Auditor

5/14/2009 Page 1 of 2 3:39PM

When recorded return to:

Mr. and Mrs. Matthew D. Lewis  
128 Lilly Lane  
Mount Vernon, WA 98274

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 133258-SE

Grantor: Joseph D. Woodmansee and Kimberly A. Woodmansee  
Grantee: Matthew D. Lewis and Amber L. Lewis

LAND TITLE OF SKAGIT COUNTY

## Statutory Warranty Deed

THE GRANTOR JOSEPH D. WOODMANSEE and KIMBERLY A. WOODMANSEE, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MATTHEW D. LEWIS and AMBER L. LEWIS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 2, Timberline, Div. III (Aka Lot 1, Mt. Vernon SP # LU-05-078).

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4460-000-002-0100, P125009

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. 133258-SE.

Tax Parcel Number(s): 4460-000-002-0100, P125009

Dated 05/12/09

Joseph D. Woodmansee

Kimberly A. Woodmansee

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Joseph D. Woodmansee and Kimberly A. Woodmansee

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: 5/12/09

ANNELIESE MARIA FARRELL  
STATE OF WASHINGTON  
NOTARY PUBLIC  
My Commission Expires 6-28-2012

Anneliese Maria Farrell  
Notary Public in and for the State of Washington  
Residing at La Conner  
My appointment expires: 6/28/12

## EXHIBIT A

### PARCEL "A":

Lot A, as delineated on Mount Vernon Short Plat No. LU-05-078, approved September 1, 2006 and recorded September 7, 2006, under Auditor's File No. 200609070075; being a portion of Lot 2, "TIMBERLINE DIVISION III," as per plat recorded in Volume 13 of Plats, page 79, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

### PARCEL "B":

A non-exclusive easement for ingress, egress and utilities delineated as Lilly Lane (Private) on the face of Mount Vernon Short Plat No. LU-05-078, approved September 1, 2006, recorded September 7, 2006, under Auditor's File No. 200609070075; being a portion of Lot 2, "TIMBERLINE DIVISION III," as per plat recorded in Volume 13 of Plats, page 79, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



200905140075  
Skagit County Auditor