When recorded return original to:
Tyler C. Nelson
23832 Carlson Place
Mount Vernon, WA 98274
ESCROW NO. 2383STER
FILED FOR RECORD AT REQUEST OF:
ESCROW LEGAL SERVICES

200906240068
Skagit County Auditor
6/24/2009 Page 1 of 1 12:16PM

CHICAGO TITLE CO.

STATUTORY WARRANTY DEED

620000765

Grantor: Stirling A. Sterling, as shown of record as Stirling Andrew Sterling, and Lydia C. Sterling, husband and wife
Grantee: Tyler C. Nelson, a single person, as his separate estate
Abbreviated legal: Lot 4, Lakeside Estates
Tax Account No. 4556-000-004-0003 (P96072)

THE GRANTOR, Stirling A. Sterling, as shown of record as Stirling Andrew Sterling, and Lydia C. Sterling, husband and wife, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Tyler C. Nelson, a single person, as his separate estate, the following real estate, situated in Skagit County, in the State of Washington:

Lot 4, LAKESIDE ESTATES, according to the plat thereof recorded in Volume 14 of Plats, pages 178 and 179, records of Skagit County, Washington. Situated in Skagit County, Washington

A non-exclusive, perpetual easement for ingress and egress to Lake McMurry across the following described property:

The South 300 feet of that portion of Tract 4 of Short Plat No. 38-87 as approved August 16, 1988 and recorded August 18, 1988 in Book 8 of Short Plats, Pages 58 and 59, under Auditor's File No. 8808180023 records of Skagit County, Washington; being a portion of Government Lot 3, Section 25, Township 33 North, Range 4 East of the Willamette Meridian, lying Easterly of Highway 9. Situate in Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

APN: 4556-000-004-0003 (P96072)

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

DATED the 22nd day of JUNE, 2009.

Stirling A. Sterling
Stirling A. Sterling, as shown of record as Stirling Andrew Sterling

Lydia C. Sterling
Lydia C. Sterling

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
18140
JUN 24 2009
Amount Paid $ 5790.00
Skagit Co. Treasurer
By Deputy

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this day personally appeared before me Stirling A. Sterling and Lydia C. Sterling, to me known to be the individuals described in and who executed the within and foregoing instrument and acknowledged the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 22nd day of JUNE, 2009.

MYRNA B WEISSMAN
COMMISSION EXPIRES
NOTARY
PUBLIC
08-20-2012
STATE OF WASHINGTON

Myrna B Weissman
Notary Public in and for the State of Washington
Residing at Bellingham, WA
My commission expires 08-20-12

UNOFFICIAL DOCUMENT