



200908180063

Skagit County Auditor

8/18/2009 Page 1 of 2 3:33PM

When recorded return to:

Frances Sharipoff, Trustee
PO Box 890
Mt. Angel, OR 97362

Recorded at the request of:

File Number: 98052

Statutory Warranty Deed

THE GRANTOR Sabine Financial Services, Inc., a Delaware corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Fevrusa Sharipoff as Trustee of the Sharipoff Family Trust, dated March 30, 2001 the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:
Section 26, Township 35, Range 9; Ptn. Gov. Lot 2

GUARDIAN NORTHWEST TITLE CO.

For Full Legal See Attached Exhibit "A"

98052-1

Subject to Covenants, Conditions, Restrictions and Easements, if any.

Tax Parcel Number(s): 350926-0-019-0017, P44712, 350926-0-010-0008, P44702, 350926-0-008-0010, P44701

Dated 8/13/2009

Sabine Financial Services, Inc.

2512
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

By: Andre Souang, Chairman

AUG 18 2009

STATE OF California
~~Washington~~
COUNTY OF San Luis Obispo } SS:

Amount Paid \$ 1251.00
Skagit Co. Treasurer
By MF Deputy

I certify that I know or have satisfactory evidence that Andre Souang
(is/are the person(s) who appeared before
me, and said person(s) acknowledge that he signed this instrument, on oath stated he
is/are authorized to execute the instrument and acknowledge that as the
Chairman of Sabine Financial Services, Inc.
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8-14-2009

Teri Richardson
Notary Public in and for the State of California
Residing at Cambria, CA
My appointment expires: Oct 8th 2010



EXHIBIT A

PARCEL "A":

That portion of Government Lot 2 of Section 26, Township 35 North, Range 9 East, W.M., described as follows:

Beginning at a point 210 feet West of the center of the Southeast $\frac{1}{4}$ of said Section 26; thence West 170 feet; thence South 217 feet, more or less, to the Northeasterly line of the WM Snyder property; thence Southeasterly parallel to the centerline of Main Street in the Town of Rockport, a distance of 150 feet; thence South 50 feet; thence Southeasterly parallel to said Main Street, a distance of 283 feet, more or less, to the North and South centerline of the Southeast $\frac{1}{4}$ of said Section 26; thence North 263 feet, more or less, to the Southeast corner of Andy Tom Property; thence West 210 feet; thence North 210 feet to the point of beginning.

PARCEL "B":

That portion of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of (sometimes referred to as Government Lot 2) in Section 26, Township 35 North, Range 9 East, W.M., described as follows:

Beginning at a point 210 feet West of the center of the Southeast $\frac{1}{4}$ of said Section 26; thence West 170 feet; thence South 217 feet, more or less, to the Northeasterly line of the WM Snyder property; thence Southeasterly parallel to the centerline of Main Street in the Town of Rockport 150 feet to the true point of beginning; thence South 50 feet; thence Northwesterly parallel to the centerline of said Main Street to the Southeasterly line of the WM Snyder Property; thence Northerly along said line to the true point of beginning.

PARCEL "C":

The North 210 feet of the East 210 feet of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 26, Township 35 North, Range 9 East, W.M.,

EXCEPT from all of the above, that portion conveyed to the State of Washington for highway purposes by deeds recorded February 1, 1954 and March 15, 1954, under Auditor's File Nos. 497715 and 499169, respectively, records of Skagit County, Washington.



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