



200909010032

Skagit County Auditor

9/1/2009 Page

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4 12:19PM

After recording return document to:

City of Mount Vernon  
P.O. Box 809  
Mount Vernon, WA 98273-0809

**Document Title:** Warranty Deed

**Grantor:** Michael A Skjei

**Grantee:** CITY OF MOUNT VERNON

**Abbreviated Legal:** Portion of NE 1/4 of SW 1/4 in 9-34-4 E.W.M.

**Additional Legal Description is on:** Exhibit "A" of this Document

**Assessor's Tax Parcel Numbers:** P 24363/340409-3-004-0007

In the Matter of: FRANCIS ROAD PROJECT – TIB No. 8-2-159(007)-1

### WARRANTY DEED

The Grantor, **Micheal A Skjei**, individually, also shown of record as **Michael Alan Skjei**, as his separate property, and for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other valuable consideration in hand, hereby conveys and warrants to the Grantee, the **CITY OF MOUNT VERNON**, a Municipal Corporation of the State of Washington, the following described real property situated in Skagit County, State of Washington, under the imminent threat of the Grantee's exercise of its rights of Eminent Domain:

For legal description and additional conditions, see

**Exhibit A attached hereto and made a part hereof.**

Also, the Grantor requests the Assessor and Treasurer of said County to set over to the remainder of the described Parcel as identified by Skagit County Parcel Number 24363, the lien of all unpaid taxes, if any, affecting the real estate herein conveyed, as provided for by RCW 84.60.070.

It is understood and agreed that delivery of this deed is hereby tendered and that the terms and obligations hereof shall not become binding upon the City of Mount

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX Page 1 of 4

Parcels P26287, P104612

2688  
SEP 01 2009

Amount Paid \$ 20  
Skagit Co. Treasurer  
By *[Signature]* Deputy

**WARRANTY DEED**

Vernon unless and until accepted and approved hereon in writing for the City of Mount Vernon.

Dated this 27<sup>th</sup> day of August, 2009

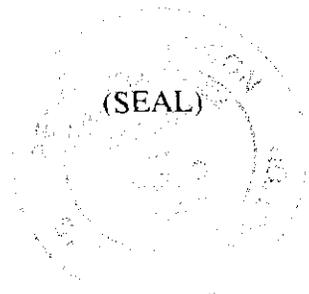
**GRANTOR:**

Michael A. Skjei  
Michael A. Skjei

STATE OF Washington }  
COUNTY OF Skagit } ss.

I certify that I know or have satisfactory evidence that Michael A. Skjei is the person who appeared before me, and said persons acknowledged that he signed the instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument. Given under my hand and official seal:

Becky A. Marion      August 27, 2009  
(Date)



Becky A. Marion  
Notary Public



**WARRANTY DEED**

Residing at Sandra Woolley  
My appointment expires 1/31/2012

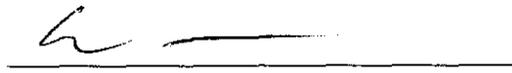
**GRANTEE:**

Approved as to Form:

**CITY OF MOUNT VERNON**



Bud Norris, Mayor



Kevin Rogerson, City Attorney

Attest:

  
Alicia D. Huschka, Finance Director

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**WARRANTY DEED**

**EXHIBIT "A"**

**Right-of-Way Acquisition**

That portion of the West Half of the Northeast Quarter of the Southwest Quarter of Section 9, Township 34 North, Range 4 East, W.M., described as follows:

Commencing at the intersection of the West line of said subdivision with the North line a 60.00-foot wide road, commonly known as North Ridge Way; **thence** North 0° 14' 03" East, along said West line, 418.44 feet to the **TRUE POINT OF BEGINNING**; **thence** continuing North 0° 14' 03" East, along said West line, 24.81 feet to a point on the Southerly margin of Francis Road, and the beginning of a non-tangent curve to the right, having a radius point which bears South 46° 17' 20" East, 829.01 feet; **thence** Northeasterly along said Southerly margin and the arc of said curve to the right, through a central angle of 21° 01' 40", an arc distance of 304.25 feet; **thence** North 64° 44' 19" East, along said Southerly margin, 457.66 feet to a point on the East line of said subdivision; **thence** South 0° 15' 23" West, along said East line, 12.41 feet; **thence** South 64° 59' 52" West, 398.75 feet to the beginning of a curve to the left, having a radius of 970.00 feet; **thence** Southwesterly, along the arc of said curve to the left, through a central angle of 21° 52' 27", an arc distance of 370.32 feet to the **TRUE POINT OF BEGINNING**.

(Containing 9,432 square feet).

Situate in the County of Skagit, State of Washington.



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