

When recorded return to:

Mr. John M. Strachan  
4826 Monte Vista Place  
Mount Vernon, WA 98273



200909150044  
Skagit County Auditor

9/15/2009 Page 1 of 2 11:33AM

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 134235-SE

Grantor: George A. Speir, III and Eileen C. Speir  
Grantee: John M. Strachan  
LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

THE GRANTOR GEORGE A. SPEIR III and EILEEN C. SPEIR, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JOHN M. STRACHAN, a married man, as his separate property the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 10, Monte Vista Terrace (Aka Tr. 2, SP #MV-6-76).

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 3956-000-010-0105, P67493

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. 134235-SE.

Dated September 8, 2009

George A. Speir, III

Eileen C. Speir

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2816

SEP 15 2009

Amount Paid \$ 5665.40  
Skagit Co. Treasurer  
By Deputy

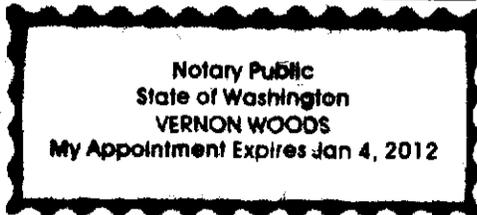
STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **George A. Speir, III and Eileen C. Speir** 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: September 2009

Vern Woods

Notary Public in and for the State of Washington  
Residing at Everett, Wa 98201  
My appointment expires: 1-4-2012



**EXHIBIT A**

**Schedule "A-1"**

**134235-SE**

**DESCRIPTION:**

Tract 2 of Mount Vernon Short Plat No. MV-6-76, located in Section 15, Township 34 North, Range 4 East, W.M., approved January 23, 1976 and recorded in Volume 1 of Short Plats, page 103, under Auditor's File No. 829861, records of Skagit County, Washington; being a portion of Lot 10, "MONTE VISTA TERRACE ADDITION TO SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 8 of Plats, pages 20 and 21, records of Skagit County, Washington.

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



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