201003170053
Skagit County Auditor
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When recorded return to:

Mr. Ernesto M. Campos, Ms. Kecia E. Rodriguez
17165 Colony Road
Bow, WA 98233

Filed for Record at Request of
Wells Fargo Escrow Company
Escrow Number: **04-02580-10**

Grantor: **Theodore C. Zerby**
Grantee: **Ernesto M. Campos and Kecia E. Rodriguez**

Tax Parcel Number(s): P48263
Abbreviated Legal: 360325-3-004-0105

GUARDIAN NORTHWEST TITLE CO.
99116

Section 25, Township 36, Range 3; Ptn. W1/2 SW

Statutory Warranty Deed

THE GRANTOR Theodore C. Zerby, a Single Person for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Ernesto M. Campos, a Single Person and Kecia E. Rodriguez, a Single Person** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:
Section 25, Township 36, Range 3; Ptn. W1/2 SW

SUBJECT TO: SEE EXHIBIT "A" ATTACHED

Dated **March 12, 2010**

676
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
MAR 17 2010
Amount Paid $ 3120.00
Skagit Co. Treasurer
By MF Deputy

Theodore C. Zerby
Theodore C. Zerby

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Theodore C. Zerby**

is the person who appeared before me, and said person is acknowledged that (he/she) signed this instrument and acknowledge it to be (his/her) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 3/15/10

Shanna Brown
Notary Public in and for the State of **Washington**
Residing at: **Everett**
My appointment expires: ~~1/29/2010~~ 1/29/2014

SHANNA M. BROWN
NOTARY PUBLIC
COMMISSION EXPIRES 1-29-14
STATE OF WASHINGTON

UNOFFICIAL DOCUMENT

UNOFFICIAL DOCUMENT

Legal Description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

The East 20 acres of the following described tract:

That portion of the West 1/2 of the Southwest 1/4 of Section 25, Township 36 North, Range 3 East, W.M., Skagit County, Washington, lying North of the North right of way line of Colony Road.

EXCEPTING THEREFROM the following described tract:

A portion of the Northwest 1/4 of the Southwest 1/4 of Section 25, Township 36 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Northeast corner of the Northwest 1/4 of the Southwest 1/4 of said Section 25; thence South 0 degrees 26'06" West along the East line of said Northwest 1/4 of the Southwest 1/4 of Section 25, a distance of 1068.96 feet; thence North 61 degrees 50'38" West a distance of 515.83 feet to the West line of the East 20 acres as conveyed to Theodore C. Zerby and Terrie L. Perry by instrument recorded under Auditor's File No. 845224, records of Skagit County; thence North 0 degrees 26'06" East along the West line of said East 20 acres a distance of 838.96 feet to the North line of the Northwest 1/4 of the Southwest 1/4 of said Section 25; thence South 88 degrees 19'03" East along said North line of the Northwest 1/4 of the Southwest 1/4 a distance of 456.73 feet to the point of beginning.

UNOFFICIAL DOCUMENT

EXHIBIT "A"

TITLE NOTIFICATION THAT THE SUBJECT PROPERTY IS PROPERTY DESIGNATED RURAL RESOURCE LANDS BY SKAGIT COUNTY.

Executed By:	Theodore Zerby
Recorded:	February 23, 1998
Auditor's No:	9802230111

Reference is hereby made to the record for the full particulars of said notification. However, said notification may have changed or may in the future change without recorded notice.

MATTERS OF RECORD DISCLOSED BY SURVEY RECORDED AS:

Auditor's No.	9904020188
Volume/Page:	Vol. 21, page 169
Survey Affects:	North boundary

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