

WHEN RECORDED RETURN TO:
Name: Patrick A. Tuttle
Address: PO Box 40205
Bellevue, WA 98015-4205



201007060154
Skagit County Auditor

LAND TITLE OF SKAGIT COUNTY

136746-S

Escrow Number: 990024
Filed for Record at Request of: **Stewart Title Company**

STATUTORY WARRANTY DEED

THE GRANTOR(S), William T. Morgan, an unmarried man, as his separate property for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, conveys, and warrants to Patrick A. Tuttle, a married man, as his sole and separate property the following described real estate, situated in the County of Skagit, State of Washington:

Ptn NE 1/4 of NE 1/4, 23-35-4 E.W.M.

SEE ATTACHED EXHIBIT A

SUBJECT TO: This conveyance is subject to covenants, conditions, restrictions and easements, if any affecting title, which may appear in the public record, including those shown on any record plat or survey.

Tax Parcel Number(s): 350423-0-010-0113
Property ID Number: P37150

Dated: June 30, 2010

William T. Morgan
William T. Morgan

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2007

JUL 06 2010

Amount Paid \$ 2853.⁰⁰
Skagit Co. Treasurer
By MEM Deputy

STATE OF Washington

COUNTY OF Whatcom

ss.

I certify that I know or have satisfactory evidence that William T. Morgan is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 1, 2010

SHELLEY MINER
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES 05-15-11
Notary name printed or typed: Shelley Miner
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: May 15, 2011

EXHIBIT "A"

PARCEL "A":

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 23, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at a point on the Southerly line of the right of way of the Fairhaven and Southern Railroad through Section 23, Township 35 North, Range 4 East W.M., which is 854 feet Northwesterly from the intersection of said South line with the East line of said section;
thence running Southwesterly 490 feet along a line, which if projected would intersect the Southwest corner of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 23;
thence Northwesterly 100 feet on a line parallel with the Southerly line of the right of the Fairhaven & Southern Railroad;
thence in a Northeasterly direction 490 feet to a point on the Southerly line of the right of way of the Fairhaven & Southern Railroad which is 100 feet Northwest of the point of beginning;
thence Southeasterly along the said Southerly line of the right of way of the Fairhaven and Southern Railway to the point of beginning, EXCEPT that portion, if any, lying Southeasterly of the Northwesterly line of those premises conveyed to Henry Welker, by deed dated December 24, 1903, filed March 9, 1904, as File No. 47628 and recorded in Volume 57 of Deeds, page 204.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 23, Township 35 North, Range 4 East W.M., described as follows:

Beginning at a point on the Southerly line of the right of way of the Fairhaven and Southern Railroad right of way which is 854 feet Northwesterly from the intersection of said Southerly line with the East line of said Section;
thence Southwest in a straight line, (which if projected would intersect the Southwest corner of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 23), a distance of 490 feet to the true point of beginning;
thence Northwesterly 100 feet on a line parallel with the Southerly line of the right of way of said Fairhaven and Southern Railroad;
thence Southwest on a line parallel with the aforesaid line measuring 490 feet Northeast and Southwest, to a point on the West line of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 23;
thence South to the Southwest corner of said Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 23;
thence Northeast to the said true point of beginning; EXCEPT that portion if any lying Southeasterly of the Northwesterly line of those premises conveyed to Henry Welker by deed dated December 24, 1903, filed March 9, 1904, as File No. 47628 and recorded in Volume 57 of Deeds, page 204.

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