

When recorded return to:

Bethany Covenant Church
1318 South 18th
Mount Vernon, WA 98274



201007080030
Skagit County Auditor

7/8/2010 Page 1 of 2 9:46AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 136425-OE

Grantor: Russell W. Swanson
Grantee: Bethany Covenant Church

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR RUSSELL W. SWANSON, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BETHANY COVENANT CHURCH, a Washington Non-Profit Corporation the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NE 1/4 Of NE 1/4, 29-34-4 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 340429-0-068-0010, P28216

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. 136425-OE.

Dated June 25, 2010

Russell W. Swanson
Russell W. Swanson *Katerena Mallahan - Attorney in fact.*

STATE OF Washington }
COUNTY OF Skagit } SS:

On this 7th day of July, 2010 before me personally appeared Katerena Mallahan, to me known to be the individual described in and who executed the foregoing instrument Russell W. Swanson as Attorney in Fact for Russell W. Swanson and acknowledged that she signed and sealed the same as free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal)



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2010

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2030
JUL 08 2010

Amount Paid \$1785.⁰⁰
Skagit Co. Treasurer
By *mam* Deputy

EXHIBIT A

Schedule "A-1"

136425-OE

DESCRIPTION:

PARCEL "A":

That portion of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 29, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 220 feet South of the intersection of the centerlines of Burch Road (also known as 18th Street) and Section Street;

thence South 89°34' East 120 feet to the Northeast corner of that certain tract of land conveyed to Thomas G. Meyer by instrument recorded December 16, 1964, under Auditor's File No. 659858 and the true point of beginning of this description;

thence continuing South 89°34' East along the South lines of those certain tracts conveyed to Willard Hanson and Valenice D. Hanson, husband and wife, by instrument recorded October 27, 1966, under Auditor's File No. 690161 and conveyed to Arthur C. Nelson and Minnie L. Nelson, husband and wife, by instrument recorded June 7, 1963, under Auditor's File No. 636951, a distance of 125 feet, more or less, to the intersection of the most Westerly line of that certain tract described as Parcel "A" of those premises conveyed to M. L. Stone and Delois Stone, husband and wife, by instrument recorded May 13, 1968, under Auditor's File No. 713534, and the Southerly line of said Nelson Tract;

thence South 0°26' West along the West line of said Stone Tract and said line extended 112.46 feet, more or less, to the South line of the North 1/2 of the Northwest 1/4 of the Northeast 1/4 of the Northeast 1/4 of said Section 29;

thence West along said South line 215 feet, more or less, to the East line of Burch Road (also known as 18th Street);

thence North 30 feet to the Southwest corner of said Meyer Tract;

thence East 90 feet along the South line of said Meyer Tract to the Southeast corner thereof;

thence North along the East line of said Meyer Tract 82.46 feet, more or less, to the true point of beginning.

EXCEPT the South 30 feet thereof.

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

PARCEL "B":

TOGETHER WITH a non-exclusive easement for ingress and egress over, under and across that 30 foot strip of land excepted in Parcel "A" above.

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



201007080030
Skagit County Auditor