

When recorded return to:

Mr. and Mrs. Cavin Philbin
1750 Academy Road
Bellingham, WA 98226-9442

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 139008-OE

Grantor: Anderson Blueberry Farm, Inc.
Grantee: Cavin Philbin and Misty Philbin
LAND TITLE OF SKAGIT COUNTY

201106160003
Skagit County Auditor
6/16/2011 Page 1 of 2 9:30AM

Statutory Warranty Deed

THE GRANTOR ANDERSON BLUEBERRY FARM, INC., a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to CAVIN PHILBIN and MISTY PHILBIN, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Gov. Lot 1, 3-35-3 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

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. 139008-OE.

Tax Parcel Number(s): 350303-0-001-0002, P33715

Dated June 14, 2011

Anderson Blueberry Farm, Inc.

By: Richard A. Anderson, Vice President

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

1768

JUN 16 2011

Amount Paid \$ 2844.¹⁰
Skagit Co. Treasurer
By *nam* Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Richard A. Anderson

_____ the person who appeared before
me, and said person acknowledged that he _____ signed this instrument, on oath stated He is
authorized to execute the instrument and is Vice-President
_____ of Anderson Blueberry Farm, Inc.
to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: June 15, 2011



Karen Ashley
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2014

EXHIBIT A

Schedule "A-1"

139008-OE

DESCRIPTION:

That portion of Government Lot 1 in Section 3, Township 35 North, Range 3 East, W.M., lying North of the North Samish River and South of the County road,

EXCEPT roads,

EXCEPT that portion lying within a tract conveyed to George Allen by deed recorded July 18, 1882 in Volume 3 of Deeds, page 240,

AND EXCEPT the following described tract:

Beginning at the Northeast corner of said Lot 1;
thence West 52 feet, more or less, to the Bow County Road;
thence Southwest along the Bow County Road 160 feet;
thence Southeast perpendicular to Bow County Road 40 feet, more or less, to the North Samish River;
thence Northeast along the North Samish River to Worline County Road;
thence North along Worline County Road to the North line of said Lot 1 and the point of beginning.

Situate in the County of Skagit, State of Washington.



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LPB 10-05(i-l)
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