

When recorded return to:

Doug Gibbs
20871 Bulson Road
Mount Vernon, WA 98274



201107280056
Skagit County Auditor

7/28/2011 Page 1 of 3 1:43PM

Filed for Record at Request of:
North Sound Escrow, LLC
Escrow Number: 111127-SB

Statutory Warranty Deed

Grantors: Robert L Miller
Grantee: Doug Gibbs

CHICAGO TITLE
620012560

THE GRANTOR Robert L. Miller, an unmarried individual for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ~~Robert L. Miller~~ ~~Chubb~~, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington * Douglas P. Gibbs

Abbreviated Legal:


Lot(s): PTN GL 9 Block: NE Section: 19-34-04

Tax Parcel Number(s): P26546, P26547, P105732

"Legally attached hereto and by this reference made part hereof, see attached "Exhibit A"

Subject to: Covenants, Conditions and Restrictions of title hereto, attached by "Exhibit B"

Dated 7-26-2011


Robert L Miller

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2264

JUL 28 2011

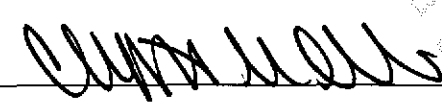
Amount Paid \$ 1785.⁰⁰
Skagit Co. Treasurer
By mm Deputy

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Robert L Miller

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

Dated: 7/26/2011


Notary Public in and for the State of Washington
Residing at Seattle
My appointment expires: 9/29/2013

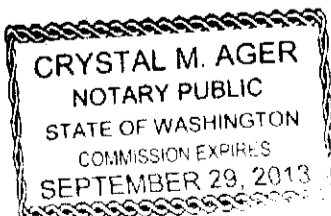


EXHIBIT "A"

For APN/Parcel ID(s): P26546, P26547 and P105732

For Tax Map ID(s): 340419-0-199-0006, 340419-0-200-0003 and 340419-0-201-0100

That portion of Government Lot 9, Section 19, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of First Street in the City of Mount Vernon, as laid out and established 1,694.77 feet North and 445 feet West of the East Quarter Section corner of said Section; Thence North along the West line of First Street, 58.5 feet to the Northeast corner of those premises conveyed to Carrie E. Griffith by Deed filed under Auditor's File No. 370056; Thence Westerly along the Northerly line of said Griffith premises, 184 feet; Thence South, 58.5 feet; Thence East, 184 feet to the point of beginning;

EXCEPT that portion thereof conveyed to the State of Washington for highway purposes by Deed dated November 11, 1953, and recorded December 31, 1953, under Auditor's File No. 496806, records of said County;

TOGETHER WITH the West 35 feet of the following described Tract:

That portion of Government Lot 9, Section 19, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of First Street in the City of Mount Vernon, as laid out and established, 1,753.27 feet North of and 445 feet, more or less, West of the East Quarter Section corner of said Section; Thence North along the West line of First Street, 58.5 feet; Thence West, 184 feet; Thence South 58.5 feet; Thence East, 184 feet to the point of beginning.

Situated in Skagit County, Washington



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EXHIBIT "B"

Relinquishment of all existing, future, or potential easements for access, light, view, and air and of all rights of ingress, egress and regress to, from, and between said premises and the highway (or highways) constructed on lands conveyed by Deed

Recorded: December 31, 1953
Auditor's No.: 496806, records of Skagit County, Washington
To: State of Washington

Covenants, conditions and restrictions but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: August 4, 1994

Recording No.: 9408040056

As follows: The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary adjustment is not for the purposes of creating an additional building lot.

Easement, including the terms and conditions thereof, granted by instrument

Recorded: June 16, 1993

Auditor's No.: 9306160096, records of Skagit County, WA

In favor of: Puget Sound Power and Light Company

For: Electric transmission and/or distribution line, together with necessary appurtenances

Affects: North 10 feet of said premises

Agreement, including the terms and conditions thereof, entered into

By: Ray D. St. Jean and Frances M. St. Jean, as co-trustees of Lakeland Trust

And between: City of Mount Vernon

Recorded: August 15, 1985

Auditor's No.: 8508150011, records of Skagit County, WA

Providing: Regarding improvements to be made by City in exchange for right-of-way strip



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