

When recorded return to:  
Clarita Navidad

1705 E. Section St  
Mt Vernon WA 98274

Recorded at the request of:

File Number: 102530

201109260057  
Skagit County Auditor

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**Statutory Warranty Deed**

102530-1  
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Cecilia M. Reed, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Clarita Navidad, an unmarried person** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:

Section 20, Township 34, Range 4; Ptn. SW SE

Tax Parcel Number(s): **P26800, 340420-0-107-0004**

That portion of the Southwest ¼ of the Southeast ¼ of Section 20, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 120 feet West of the intersection of the East line of the Southwest ¼ of the Southeast ¼ of said section, with the North line of Section Street; thence West 65 feet on the North line of said street; thence North 135 feet; thence East 65 feet; thence South 135 feet to the point of beginning.

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 recorded plat or survey as described in Exhibit "A" attached hereto

Dated 9-26-11

Cecilia Reed  
Cecilia M. Reed

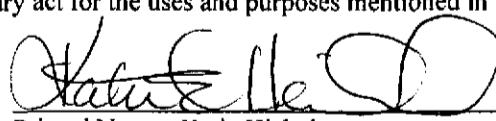
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20112871  
SEP 26 2011

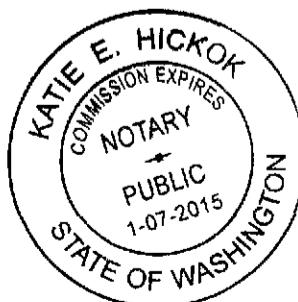
Amount Paid \$ 1607.00  
By Skagit Co. Treasurer  
By M.M. Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Cecilia M. Reed, the persons 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.

Date: 9-26-11

  
Printed Name: Katie Hickok  
Notary Public in and for the State of Washington  
Residing at Mt Vernon  
My appointment expires: 1/07/2015



# Exhibit A

Form No. 1068-2  
AI.TA Plain Language Commitment

Commitment No.: 102530  
5 of 9

## SCHEDULE "B-1"

### EXCEPTIONS:

#### A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SURVEY:

Name: Broman Short Plat  
Recorded: January 7, 2010  
Auditor's No.: 201001070088



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Skagit County Auditor

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