

When recorded return to:

Our Legacy LLC
1528 Blodgett Road
Mount Vernon, WA 98274



201202220026
Skagit County Auditor

2/22/2012 Page 1 of 2 10:13AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 141244-OE

Grantor: Louis Joseph Lembo
Grantee: Our Legacy, LLC

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR LOUIS JOSEPH LEMBO, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to OUR LEGACY, LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn S 1/2 Of NW 1/4, 29-34-4 E W.M.

**** NOT GRANTOR'S PRIMARY RESIDENCE****

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 340429-0-237-0016, P28418, 340429-0-337-0007, P28529

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. 141244-OE.

Dated

February 16, 2012

Louis Joseph Lembo

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012451

FEB 22 2012

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

STATE OF New York }
COUNTY OF New York } SS:

I certify that I know or have satisfactory evidence that **Louis Joseph Lembo**
the person(s) who appeared before me, and said person(s) acknowledged that he
signed this instrument and acknowledge it to be his free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: February 16, 2012

Notary Public in and for the State of New York
Residing at 709 Broadway NY NY
My appointment expires: July 31, 2014

JOHN
Notary Public
Qualified
Certificate
My Commission Expires
2014

EXHIBIT A

DESCRIPTION:

PARCEL "A":

That portion of the South $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 29, Township 34 North, Range 4 East of the W.M., described as follows:

Beginning at the Northwest corner of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section;
thence East along the North line of said Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, 135 feet;
thence South parallel with the West line of said Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, 205 feet;
thence West parallel with the North line of said South $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ to intersect with the East line of that certain easement granted to Richard O. Welts, Jr. and William C. Moore, by instrument dated December 16, 1939 and recorded December 18, 1939, in Volume 178 of Deeds, page 418, records of said County;
thence Northerly along the East line of said easement to the North line of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section;
thence East to the point of beginning;

TOGETHER WITH easement for sewer pipeline dated the 4th day of February, 1953, and recorded on the 13th day of April, 1953, in Volume 255 of Deeds, page 484, under Auditor's File No. 487038.

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

PARCEL "B":

That portion of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 29, Township 34 North, Range 4 East of the W.M., described as follows:

Beginning at a point on the North line of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, which point bears South $89^{\circ}50'40''$ East from the Northwest corner of said subdivision, a distance of 135.00 feet, and which point bears North $89^{\circ}50'40''$ West, a distance of 416.50 feet from the intersection of the centerline of Eleventh Street, as established in the City of Mount Vernon, and the said North line of said subdivision;
thence South $44^{\circ}32'44''$ East, a distance of 85.44 feet;
thence in a Southwesterly direction, on a curve to the left, the tangent to which at the point of curvature bears South $45^{\circ}27'16''$ West, having a radius of 209.99 feet and a central angle of $37^{\circ}34'02''$, an arc distance of 137.68 feet to a point on the East line of the West 135.00 feet of said subdivision;
thence North $0^{\circ}14'30''$ East along said East line of the West 135.00 feet of said subdivision, a distance of 181.74 feet to the point of beginning.

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



201202220026
Skagit County Auditor

LPB 11-05(i-l)
Page 2 of 2