



201210110098

Skagit County Auditor

After recording return document to:

10/11/2012 Page 1 of 4 1:44PM

State of Washington
Department of Transportation
Real Estate Services Office
P. O. Box 47338
Olympia, WA 98504-7338

GUARDIAN NORTHWEST TITLE CO.

92101

*Document Title: Warranty Deed**Reference Number of Related Document: N/A**Grantor: The Nature Conservancy**Grantee: State of Washington, Department of Transportation**Legal Description: Ptn Gov't Lot 1, Section 20, T35N, R10E, WM, Skagit County**Additional Legal Description is on Page 4 of Document**Assessor's Tax Parcel Number: Ptn 351020-0-001-0408 (P101679)***WARRANTY DEED**

State Route 20, Shular Rd. to Corkindale Creek

The Grantor, THE NATURE CONSERVANCY, a District of Columbia non-profit corporation, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration, hereby conveys and warrants to the **State of Washington, acting by and through its Department of Transportation**, Grantee, the following described real property situated in Skagit County, in the State of Washington, under the imminent threat of the Grantee's exercise of its right of Eminent Domain:

For legal description and additional conditions,
see Exhibit A attached hereto and made a part hereof.

Also, the Grantor requests the Assessor and Treasurer of said County to set over to the remainder of the hereinafter described PARCEL "A", the lien of all unpaid taxes, if any, affecting the real estate herein conveyed, as provided for by RCW 84.60.070.

RES-302
Revised 06/10

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20123217

Page 1 of 4 pages

OCT 11 2012

Amount Paid \$ *0*
Skagit Co. Treasurer
By *mm* Deputy

FA No. F-020 ()
Project No. A02067D
Parcel No. 1-23481

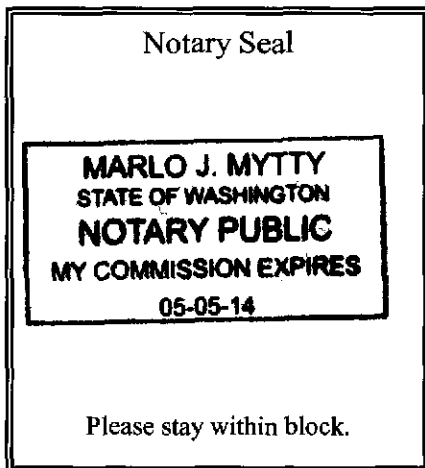
WARRANTY DEED

STATE OF WASHINGTON)

County of KING) : §

On this 21st day of SEPTEMBER, 2012, before me personally appeared LEN BARSON and INTERIM STATE DIRECTOR and _____, to me known to be the _____ of the non-profit corporation that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said non-profit corporation, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

GIVEN under my hand and official seal the day and year last above written.



Marlo J. Mytty
Notary (print name) MARLO J. MYTTY
Notary Public in and for the State of WA,
residing at SEATTLE
My Appointment expires 05-05-14



WARRANTY DEED

It is understood and agreed that delivery of this deed is hereby tendered and that the terms and obligations hereof shall not become binding upon the State of Washington unless and until accepted and approved hereon in writing for the State of Washington, by and through its Department of Transportation, by its authorized agent.

Dated 9/21, 2012

THE NATURE CONSERVANCY,
a District of Columbia non-profit corporation

By Ken Braun
Its: Interim State Director

By _____
Its: _____

Accepted and Approved

STATE OF WASHINGTON,
Department of Transportation

By: [Signature]
John L. Jensen, Northwest Region Real Estate
Services Manager, Authorized Agent

Date: 10/8/12



WARRANTY DEED

EXHIBIT A

All of the hereinafter described PARCEL "A"

EXCEPT that portion thereof lying southwesterly of a line beginning at a point opposite Highway Engineer's Station (hereinafter referred to as HES) 243+71.90 on the SR 20 line survey of SR 20, Shular Rd. to Corkindale Creek and 140.30 feet southeasterly therefrom, said point being on the southerly boundary line of said PARCEL "A";

thence northerly to a point opposite HES 243+75.89 on said line survey and 129.61 feet southeasterly therefrom;

thence northwesterly along a curve to the left having a radius of 150.00 feet for an arc distance of 43.87 feet to a point opposite HES 243+84.57 on said line survey and 89.46 feet southeasterly therefrom;

thence northerly to a point opposite HES 244+03.16 on said line survey and 61.62 feet southeasterly therefrom;

thence northeasterly along a curve to the right having a radius of 65.00 feet for an arc distance of 41.80 feet to a point opposite HES 224+33.34 on said line survey and 30.00 feet southeasterly therefrom;

thence northwesterly to said HES 224+33.34 and the end of this line description.

PARCEL "A"

That portion of Government Lot 1, EXCEPT the east 300 feet thereof, of Section 20, Township 35 North, Range 10 East, W.M. in Skagit County, Washington, which lies southerly of State Highway 20.

The lands herein described contain an area of 8,547 square feet, more or less, the specific details concerning all of which are to be found on sheets 7 and 8 of that certain plan entitled SR 20, Shular Rd. to Corkindale Creek, now of record and on file in the office of the Secretary of Transportation at Olympia, and bearing date of approval August 16, 1991, revised December 8, 2011 as to sheet 7 and revised January 12, 2012 as to sheet 8.



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