

WHEN RECORDED RETURN TO:

Dennis Jordan & Associates
4218 Rucker Avenue
Everett, WA 98203



201306140002

Skagit County Auditor \$77.00
6/14/2013 Page 1 of 6 9:13AM

LAND TITLE OF SKAGIT COUNTY

145287-5

Document Title: Statutory Warranty Deed

Grantor(s): Virginia E. Doty, a single woman; Sandra Doty in her capacity as Personal Representative of the Estate of Mark Doty a/k/a Mark F Doty; Sandra Doty in her individual capacity as the surviving spouse of Mark Doty a/k/a Mark F. Doty; and Jill C. Doty, a married woman

Grantee(s): Eric Laam and Kelsie Laam, husband and wife

Abbreviated Legal Description: Tracts 9, 10, 11, Trail Creek

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Assessor's Property Tax Parcel Account No(s):

20132231
JUN 14 2013

- Account No. 331032-0-007-0310, Property I.D. No. P18863;
- Account No. 331032-0-007-1309, Property I.D. No. P18873;
- Account No. 331031-4-004-1608, Property I.D. No. P18837;
- Account No. 331032-0-007-0418, Property I.D. No. P18864;
- Account No. 331032-0-007-0509, Property I.D. No. P18865;
- Account No. 331031-4-004-1509, Property I.D. No. P18836

Amount Paid \$1,329.⁶²
Skagit Co. Treasurer
By *[Signature]* Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S), (1) VIRGINIA E. DOTY, a single woman; (2) ^{a/k/a Marc F. Doty} SANDRA DOTY in her capacity as Personal Representative of the Estate of Mark Doty a/k/a Mark F. Doty under King County Probate Cause No. 13-4-00773-5; (3) SANDRA DOTY in her individual capacity as the surviving spouse of Mark Doty a/k/a Mark F. Doty; and (4) JILL C. DOTY, a married woman, for and in consideration of Ten Dollars and other good and valuable consideration, in hand paid, conveys and warrants to ERIC LAAM and KELSIE LAAM,

UNOFFICIAL DOCUMENT

husband and wife, the following described real estate, situated in the County of Island, State of Washington:

Legal description is attached hereto as Exhibit A and by this reference incorporated herein.

SUBJECT to easements, restrictions and reservations of record as set forth in Land Title Company of Skagit County Commitment under Order No. 145287-S.

DATE: April 29, 2013.

Virginia E. Doty
Virginia E. Doty

Sandra Doty
Sandra Doty, individually and as
Personal Representative of the Estate
of Mark Doty a/kaa Mark F. Doty

Bill C. Doty
Bill C. Doty

ACCEPTED & APPROVED:

Eric Laam

Kelsie Laam



Maryland
STATE OF WASHINGTON)
princegeorge ss.
COUNTY OF SNOHOMISH)

On this day personally appeared before me Virginia E. Doty, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

WITNESS my hand and seal this 29 day of April, 2013.

Michael Jay Richards

Print Name: Michael Jay Richards
NOTARY PUBLIC in and for the
State of ~~Washington~~ Maryland
My Appointment Expires: 11/9/16



MICHAEL JAY RICHARDS
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires November 9, 2016

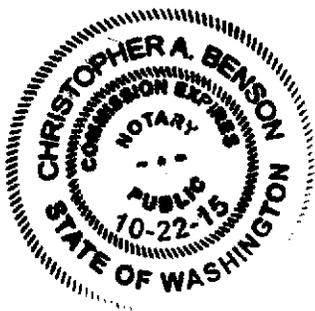
STATE OF WASHINGTON)
: ss.
COUNTY OF SNOHOMISH)

On this day personally appeared before me Sandra Doty, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed this instrument in her individual capacity, as her free and voluntary act and deed, for the uses and purposes therein mentioned. She also on oath stated that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of Mark Doty a/k/a Mark F. Doty, and she signed same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

WITNESS my hand and seal this 30 day of April, 2013.

Christopher A. Benson

Print Name: Christopher A. Benson
NOTARY PUBLIC in and for the
State of Washington
My Appointment Expires: 10-22-2015



Maryland

STATE OF WASHINGTON)

prince georges.
COUNTY OF SNOHOMISH)

On this day personally appeared before me Jill C. Doty, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

WITNESS my hand and seal this 29 day of April, 2013.

Michael Jay Richards

Print Name: Michael Jay Richards
NOTARY PUBLIC in and for the
State of ~~Washington~~ Maryland
My Appointment Expires: 11/9/16



MICHAEL JAY RICHARDS
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires November 9, 2016



201306140002

Schedule "A-1"

145287-S

DESCRIPTION:

PARCEL "A":

That portion of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31 and of Government Lots 6 and 7, Section 32, all in Township 33 North, Range 10 East, W.M., described as follows:

Beginning at the West $\frac{1}{4}$ corner of Section 32, Township 33 North, Range 10 East, W.M.;
thence along the West line of said Section 32, South $01^{\circ}21'02''$ West, 561.91 feet to a point of curve on the existing County road;
thence South $88^{\circ}38'58''$ East, 30.00 feet to a point on the East line of said existing County road;
thence along a curve to the right, whose back tangent bears North $01^{\circ}21'02''$ East, through a Delta angle of $15^{\circ}30'00''$, a radius of 984.93 feet, along an arc length of 266.45 feet to the true point of beginning;
thence continuing along said curve to the right through a Delta angle of $13^{\circ}31'36''$, a radius of 984.93 feet, along an arc length of 232.53 feet;
thence leaving said East line South $89^{\circ}11'09''$ East, 1,208.48 feet;
thence North $09^{\circ}54'42''$ West, 217.67 feet;
thence North $89^{\circ}11'09''$ West, 1,078.06 feet to the true point of beginning.

(Also shown as Tract 10 of recorded survey of "Trail Creek", recorded in Volume 92 of Official Records, pages 576 to 589, inclusive, under Skagit County Auditor's File No. 772764.)

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over and across that certain access easement "B" as described and delineated on the face of said survey and as described in "Declaration of Covenants, Conditions and Restrictions for Trail Creek", recorded November 15, 1927, under Auditor's File No. 776807.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31, and of Government Lots 6 and 7, Section 32, all in Township 33 North, Range 10 East, W.M., described as follows:

Beginning at the West $\frac{1}{4}$ corner of Section 32, Township 33 North, Range 10 East, W.M.;
thence along the West line of said Section 32, South $01^{\circ}21'02''$ West, 561.91 feet to a point of curve on the existing County road;
thence South $88^{\circ}38'58''$ East, 30.00 feet to a point on the East line of said existing County road;
thence along a curve to the right, whose back tangent bears South $01^{\circ}21'02''$ West, through a Delta angle of $29^{\circ}01'36''$, a radius of 984.93 feet, along an arc length of 498.98 feet to the true point of beginning;
thence continuing along said curve to the right, through a Delta angle of $04^{\circ}13'30''$, a radius of 984.93 feet, along an arc length of 72.63 feet to a point of tangency;
thence continuing along the East line of said County road South $34^{\circ}36'10''$ West, 186 feet, more or less, to a point on the South line of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31, Township 33 North, Range 10 East, W.M.;
thence South $89^{\circ}40'34''$ East, 1,335.04 feet along said South line and along the South line of Government Lots 6 and 7;
thence North $04^{\circ}58'02''$ East, 205.49 feet;
thence North $89^{\circ}11'09''$ West, 1,208.48 feet to the true point of beginning.



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Schedule "A-1"

145287-S

DESCRIPTION CONTINUED:

PARCEL "B" continued:

(Also shown as Tract 11 of recorded survey of "Trail Creek", recorded in Volume 92 of Official Records, pages 576 to 589, inclusive, under Skagit County Auditor's File No. 772764.)

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over and across that certain access easement "B" as described and delineated on the face of said survey and as described in "Declaration of Covenants, Conditions and Restrictions for Trail Creek", recorded November 15, 1927, under Auditor's File No. 776807.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

That portion of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 31, and of Government Lots 6 and 7, Section 32, all in Township 33 North, Range 10 East, W.M., described as follows:

Beginning at the West $\frac{1}{4}$ corner of Section 32, Township 33 North, Range 10 East, W.M.;
thence along the West line of said Section 32, South $01^{\circ}21'02''$ West 561.91 feet to a point of curve on the existing County road;
thence South $88^{\circ}38'58''$ East 30.00 feet to a point in the East line of said County road;
thence along a curve to the right whose back tangent bears South $01^{\circ}21'02''$ West through a Delta angle of $2^{\circ}51'10''$, a radius of 984.93 feet, along an arc length of 49.04 feet to the true point of beginning;
thence continuing along a curve to the right through a Delta angle of $12^{\circ}38'50''$, a radius of 984.93 feet, along an arc length of 217.41 feet to a point;
thence leaving said East line South $89^{\circ}11'09''$ East to the Sauk River;
thence along the Sauk River in a Northeasterly direction to a point whence the true point of beginning bears North $89^{\circ}11'09''$ West;
thence North $89^{\circ}11'09''$ West to the true point of beginning.

(Also shown as Tract 9 of recorded survey of "Trail Creek", recorded in Volume 92 of Official Records, pages 576 to 589, inclusive, under Skagit County Auditor's File No. 772764.)

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over and across that certain access easement "B" as described and delineated on the face of said survey and as described in "Declaration of Covenants, Conditions and Restrictions for Trail Creek", recorded November 15, 1927, under Auditor's File No. 776807.

Situate in the County of Skagit, State of Washington.



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