

When recorded return to:

Mr. and Mrs. Anthony Glenn Smith
5017 Channel View Lane
Anacortes, WA 98221



201312020069

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 147999-OAE ✓

Skagit County Auditor \$74.00
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Grantor: Kenneth C. Perry and Joann M. Perry
Grantee: Anthony Glenn Smith and Anna Hilde Smith
Tax Parcel Number(s): P31659/350122-0-023-0104
Abbreviated Legal: Ptn SE 1/4 OF SW 1/4, 22-35-1 E W.M.

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR(S) KENNETH C. PERRY AND JOANN M. PERRY, HUSBAND AND WIFE for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **ANTHONY GLENN SMITH AND ANNA HILDE SMITH, HUSBAND AND WIFE GRANTEE(S)** the following described real estate, situated in the County of Skagit, State of Washington

Full Legal Description Attached

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. 147999-OAE.

Dated November 20, 2013

Kenneth C. Perry

Joann M. Perry

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**
20134777
DEC 02 2013

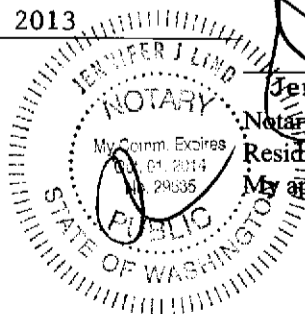
STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$7,641.20
Skagit Co. Treasurer
By man Deputy

I certify that I know or have satisfactory evidence that **Kenneth C. Perry and Joann M. Perry**
the person who appeared before me, and said person acknowledged that they
signed this instrument and acknowledge it to be their free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: Nov. 22, 2013

Jennifer J. Lind
Notary Public in and for the State of Washington
Residing at Bow
My appointment expires: 10/01/2014



PARCEL "A":

That portion of the Southeast ¼ of the Southwest ¼ of Section 22, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the Southwest corner of said subdivision;
thence South 89°46'52" East along the South line thereof, a distance of 100 feet;
thence North 0°03'59" East 146.73 feet, more or less, to the centerline of the 30 foot road easement described below;
thence Southwesterly along said centerline 77°24'13" 102.50 feet, more or less, to its intersection with the West line of said Southeast ¼ of the Southwest ¼;
thence South 0°35'59" West along the West line of said subdivision a distance of 124 feet, more or less, to the point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

Together with a non-exclusive easement for road and utility purposes over and across the strip of land 30 feet wide, being 15 feet on each side of the following described line:

Beginning at a point on the West line of the Southeast ¼ of the Southwest ¼ of Section 22, Township 35 North, Range 1 East, W.M., which is North 0°03'59" East 124 feet from the Southwest corner thereof;
thence North 77°24'13" East 102.50 feet to the true point of beginning of the line to be described;
thence continue North 77°24'13" East a distance of 281.86 feet to the terminal point of said line.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "C":

Also together with a non-exclusive easement for road and utility purposes over and across the following described tract:

Beginning at the terminal point of the above described line;
thence North 0°03'59" East 175.27 feet to the South line of Oakes Avenue;
thence Northeasterly, along said South line 27.54 feet;
thence South 0°03'59" West 231.2 feet;
thence South 77°24'13" West 25.62 feet;
thence North 0°03'59" East 50 feet to the point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "D":

Also together with an exclusive easement for a water line over, across, under and upon the West 10 feet of the following described tract:

That portion of the Southeast ¼ of the Southwest ¼ of Section 22, Township 35 North, Range 1 East, W.M., described as follows:
Beginning at the Southwest corner of said subdivision;
thence North 0°03'59" East 124.00 feet to the point of beginning;
thence continue North 0°03'59" East 125.45 feet, more or less, to the South line of Oakes Avenue;
thence North 70°54'00" East along the South line of Oakes Avenue 105.87 feet;
thence South 0°03'59" West 137.74 feet;
thence South 77°24'13" West 102.50 feet to the point of beginning.

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PARCEL "E":

Also together with exclusive easement for sanitary sewer line over, across, under and upon the West 10 feet of that portion of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 22, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the Southwest corner of said subdivision;
thence North $0^{\circ}03'59''$ East 124.00 feet to the point of beginning;
thence continue North $0^{\circ}03'59''$ East 125.45 feet, more or less, to the South line of Oakes Avenue;
thence North $70^{\circ}54'00''$ East along the South line of Oakes Avenue 105.87 feet;
thence South $0^{\circ}03'59''$ West 137.74 feet;
thence South $77^{\circ}24'13''$ West 102.50 feet to the point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.



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