

When recorded return to:

Mr. and Mrs. Ron L. Curry
17786 Walden Lane
Mount Vernon, WA 98274



201401130119
Skagit County Auditor \$73.00
1/13/2014 Page 1 of 2 2:11PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 148176-OE

Grantor: Francis M. McConnell
Grantee: Ron L. Curry and Joyce M. Curry

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR FRANCIS M. McCONNELL, an unmarried man for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RON L. CURRY and JOYCE M. CURRY, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 8, Lots 9 & 10, Blk 41, Montborne TGW Ptn RR Adj.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4135-041-010-0002, P74666, 330506-0-001-0908, P105099

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. 148176-OE.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Tax Parcel Number(s): 4135-041-010-0002, P74666, 330506-0-001-0908, P105099

Dated December 30, 2013

Francis M. McConnell

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

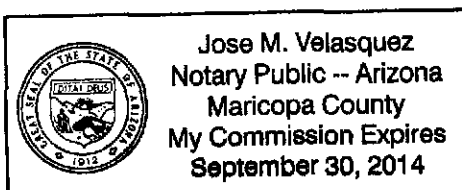
2014118
JAN 13 2014

Amount Paid \$ 8,282.⁰⁰
Skagit Co. Treasurer
By Deputy

STATE OF Arizona
COUNTY OF Maricopa } SS:

I certify that I know or have satisfactory evidence that Francis M. McConnell the person(s) 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.

Dated: 01/02/13



Notary Public in and for the State of Arizona
Residing at Surprise AZ
My appointment expires: Sep 30, 2014

EXHIBIT A

PARCEL "A":

Lot 8, EXCEPT the Southerly 10 feet, and all of Lot 9 and Lot 10, Block 41, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington.

TOGETHER WITH that portion of vacated Lakeside Boulevard adjoining said premises,

EXCEPT the Northeasterly 40 feet of said premises conveyed to Skagit County by deed dated October 9, 1946, filed October 15, 1946, under Auditor's File No. 397033 and recorded in Volume 213 of Deeds, page 368.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the 100 foot wide railroad right-of-way, commonly known as the Northern Pacific Railway (as originally conveyed to the Seattle Lake Shore and Eastern Railway), adjoining the "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington, that lies Westerly of the centerline of said right-of-way and between the Northeasterly extensions of both the Northwesterly and Southeasterly lines of the following described tract,

EXCEPT any portion thereof lying within the boundaries of a County Road right-of-way, all of Lot 8,

EXCEPT the Southerly 10 feet, and all of Lot 9, and Lot 10, in Block 41, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington.

TOGETHER that portion of vacated Lakeside Boulevard adjoining said premises,

EXCEPT the Northeasterly 40 feet of said premises conveyed to Skagit County by Deed dated October 9, 1946, filed October 15, 1946, under Auditor's File No. 397033, and recorded in Volume 213 of Deeds, page 368.

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