

When recorded return to:

Mr. and Mrs. Jeffrey Adams
17129 Lakeview Blvd.
Mount Vernon, WA 98274



Skagit County Auditor
1/27/2015 Page

1 of

\$73.00
2 11:14AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 150999-OE ✓

Grantor: Keith Pyatte and Ardele Pyatte
Grantee: Jeffrey Adams and Kimberly Adams

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR KEITH PYATTE and ARDELE PYATTE, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JEFFREY ADAMS and KIMBERLY ADAMS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Trs. 33-35 & Ptn Tr. 45, Plate 1, Lakeview Trs. Of Big Lake.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 3941-000-035-0005, P67098/3941-000-045-0300; P103211

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. 150999-OE.

KA KA

Dated January 20, 2015

Keith Pyatte

Keith Pyatte

Ardele Pyatte

Ardele Pyatte

STATE OF Washington }
COUNTY OF Skagit } SS:

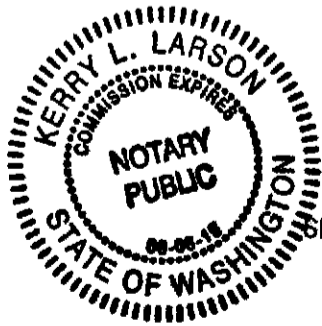
I certify that I know or have satisfactory evidence that **Keith Pyatte and Ardele Pyatte** the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be free and voluntary act for the their uses and purposes mentioned in this instrument.

Dated: January 26 2015

Kerry L. Larson

Karen Ashley *Kerry L. Larson*
Notary Public in and for the State of Washington

Residing at Sedro Woolley Mount Vernon
My appointment expires: 9/11/2018 8-06-2015



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015243
JAN 27 2015

Amount Paid \$ 4,900.00
Skagit Co. Treasurer
By *KAM* Deputy

EXHIBIT A

PARCEL "A":

Tracts 33, 34 and 35, "PLAT 1, LAKEVIEW TRACTS, BIG LAKE, SKAGIT CO., WASH.," as per plat recorded in Volume 5 of Plats, pages 2 and 3, records of Skagit County, Washington, EXCEPT that portion thereof conveyed by Deed dated February 27, 1958, recorded in Volume 292 of Deeds, page 769, under Auditor's File No. 562393, records of Skagit County, Washington. Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of Tract 45, "PLAT 1, LAKEVIEW TRACTS, BIG LAKE, SKAGIT CO., WASH.," as per plat recorded in Volume 5 of Plats, pages 2 and 3, records of Skagit County, Washington, A 3 foot strip of land described as beginning at the intersection of the Westerly margin of Lakeview Boulevard and the South line of the North 21.5 feet of said Tract 45;
thence South $22^{\circ}01'30''$ East along said Westerly margin of said Lakeview Boulevard, 8.5 feet;
thence South $74^{\circ}45'57''$ West to the shoreline of Big Lake;
thence Northwesterly along said shoreline to the Westerly projection of the South line of the North 21.5 feet of said Tract 45;
thence North $86^{\circ}46'30''$ East along said Westerly projection to the point of beginning. Situate in the County of Skagit, State of Washington.



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LPB 11-05(i-1)
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