

When recorded return to:

Mr. and Mrs. Christopher Raymor  
2247 W. Birch Street  
Bellingham, WA 98229

Skagit County Auditor

6/2/2015 Page

1 of

3 12:48PM



Filed for Record at Request of  
**Land Title and Escrow**  
Escrow Number: **151523-OE**

Grantor: **Gerard J. Gent**

Grantee: **Christopher Raymor and Amanda Raymor**

**Land Title and Escrow**

## Statutory Warranty Deed

THE GRANTOR GERARD J. GENT, as his separate property, (PROPERTY IS NOT GRANTOR'S PRIMARY RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to CHRISTOPHER RAYMOR and AMANDA RAYMOR, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn SE 1/4 Of NE 1/4, 25-35-1 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 350125-0-102-0006, P32088

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. 151523-OE.

Dated May 26, 2015

Gerard J. Gent

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

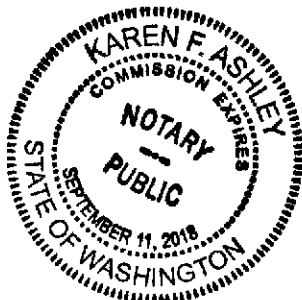
2015-2019  
JUN 02 2015

Amount Paid \$ 1874.00  
Skagit Co. Treasurer  
By Karen Ashley Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Gerard J. Gent** the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: May 26, 2015



Karen Ashley  
Karen Ashley

Notary Public in and for the State of Washington

Residing at Sedro-Woolley

My appointment expires: 9/11/2018

## EXHIBIT A

### DESCRIPTION:

#### PARCEL "A":

That portion of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at a point on the South line of said subdivision 880 feet West of the Southeast corner thereof; thence North a distance of 115 feet, more or less, to the Southeast corner of that certain tract conveyed to Emil Sundman and Ana Lydia Sundman, by deed dated August 21, 1972, recorded August 23, 1972, under Auditor's File No. 772990; thence West along the South line of said Sundman tract a distance of 100 feet, more or less, to the East line of that certain tract conveyed to Robert Lee Lucier and Beulah Lucier, husband and wife, dated August 30, 1971, recorded September 3, 1971, under Auditor's File No. 757686; thence South along the East line of said Lucier tract a distance of 115 feet, more or less, to the South line of said subdivision; thence East along the South line of said subdivision a distance of 100 feet, more or less, to the point of beginning;

EXCEPT street.

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

#### PARCEL "B":

That portion of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at a point on the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25, which is a distance of 1,004 feet West of the Southeast corner of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section; thence North  $0^{\circ}25'$  West a distance of 115 feet; thence Easterly parallel with the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25 a distance of 24 feet; thence South  $0^{\circ}25'$  East a distance of 115 feet to the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25; thence Westerly along said South line to the point of beginning,

EXCEPT the Westerly 16 feet thereof,

AND EXCEPT street.

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

## EXHIBIT A

DESCRIPTION CONTINUED:

PARCEL "C"

An easement for ingress, egress and utilities affecting the West 16 feet of the following described property:

That portion of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at a point on the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25, which is a distance of 1,004 feet West of the Southeast corner of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section; thence North  $0^{\circ}25'$  West a distance of 115 feet; thence Easterly parallel with the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25 a distance of 24 feet; thence South  $0^{\circ}25'$  East a distance of 115 feet to the South line of said Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 25; thence Westerly along said South line to the point of beginning;

EXCEPT streets,

(Said easement established by reservation within that deed dated April 26, 2007, recorded April 26, 2007, under Skagit County Auditor's File No. 200704260244.)

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