

When recorded return to:

Mr. and Mrs. James D. VanDelinder
18011 Colony Road
Bow, WA 98232



201507170108

Skagit County Auditor

\$73.00

7/17/2015 Page

1 of

2 3:19PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 152416-OE

Grantor: Myrtle S Nickel

Grantee: James D. VanDelinder and Elizabeth A. Stiles

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR MYRTLE S. NICKEL, a single woman, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAMES D. VANDELINDER and ELIZABETH A. STILES, a married couple the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn E 1/2 Of E 1/2 Of SE 1/4, 24-36-3 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 360324-4-001-0100, P101495, 360324-4-001-0008, P48214

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. 152416-OE.

Dated July 15, 2015

Myrtle S Nickel

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20152791

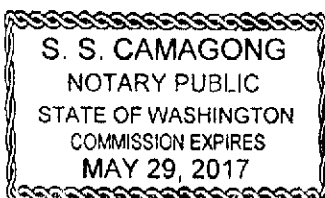
JUL 17 2015

Amount Paid \$ 4481.70
Skagit Co. Treasurer
By HJB Deputy

STATE OF Washington }
COUNTY OF Kitsap } SS:

I certify that I know or have satisfactory evidence that Myrtle S Nickel
the person(s) who appeared before me, and said person(s) acknowledged that she
signed this instrument and acknowledge it to be her free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: July 16 2015



Notary Public in and for the State of

Washington

Residing at Bremerton, WA

My appointment expires: 5. 29. 2017

EXHIBIT A

That portion of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ and of the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, Section 24, Township 36 North, Range 3 East, W.M., lying Southerly of the road as located June 16, 1947, EXCEPT roads AND EXCEPT that portion thereof described as follows:

Beginning at a point on the South line of a road conveyed to Skagit County by deed dated April 4, 1949 and recorded November 14, 1956, under Auditor's File No. 544073, which point intersects the East line of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;
thence Southwesterly along the South line of said road 300 feet;
thence South $2^{\circ}49'20''$ East 726 feet;
thence North $75^{\circ}05'$ East parallel to the South line of said road, 300 feet to the East line of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;
thence North $2^{\circ}49'20''$ West 726 feet to the true point of beginning, AND ALSO EXCEPT the following described tract:

Beginning at a point on the South line of a road conveyed to Skagit County by deed dated April 4, 1949 and recorded November 14, 1956, under Auditor's File No. 544073, which point intersects the East line of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;
thence Southwesterly along the South line of said road 300 feet to the true point of beginning;
thence South $2^{\circ}49'20''$ East 726 feet;
thence West parallel to the South line of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ to the West line of the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;
thence North along said line to the South line of the County road;
thence Easterly along the South line of the County road to the true point of beginning.

TOGETHER WITH a non-exclusive easement for road purposes across that portion of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 24, and of Government Lot 4 of Section 19, Township 36 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the West line of the County road and the North line of said Government Lot 4;
thence West along the North line of Lot 4 of said Section 19 and the North line of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 24, a distance of 100 feet;
thence South 30 feet;
thence East parallel to the North line of the above described subdivisions to the West line of the County road;
thence Northerly along the West line of said County road to the point of beginning.

Situate in the County of Skagit, State of Washington.