



201606020060

When recorded return to:

Skagit County Auditor

\$75.00

6/2/2016 Page

1 of

3 1:56PM

Jennifer Lind
2712 North Bluff Road
Greenbank, WA 98253

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 155238-SE

Grantor: Jack W. Shields and Arletta B. Shields
Grantee: Jennifer Lind

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR JACK W. SHIELDS, who also appears of record as JACK SHIELDS, and ARLETTA B. SHIELDS, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JENNIFER LIND, a single person the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lots 3-5, Blk 6, Everett's 2nd Add.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4061-006-005-0100, P112263

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. 155238-SE.

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

Tax Parcel Number(s): 4061-006-005-0100, P112263

Dated May 27, 2016

Jack W. Shields
Jack W. Shields

Arletta B. Shields
Arletta B. Shields

20162237
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 02 2016

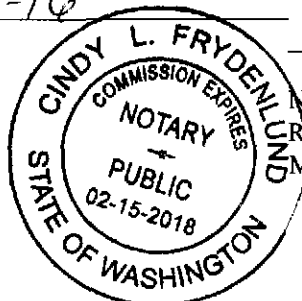
STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 6858.00
By MT Skagit Co. Treasurer Deputy

I certify that I know or have satisfactory evidence that Jack W. Shields and Arletta B. Shields

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: 6-1-16



Cindy L. Frydenlund
Notary Public in and for the State of Washington
Residing at mt vernon
My appointment expires: 2-15-18

DESCRIPTION:

PARCEL "A":

That portion of Lots 3, 4, and 5, all in Block 6, "EVERETT'S SECOND ADDITION TO CONCRETE, SKAGIT COUNTY, WASH.", as per plat recorded in Volume 4 of Plats, page 13, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 5;
thence South 0°17'33" West along the West line of said Lot 5, a distance of 199.00 feet to the TRUE POINT OF BEGINNING;
thence North 88°48'16" East, a distance of 300.10 feet to a point on the East line of said Lot 3;
thence South 0°17'33" West, along the East line of said Lot 3, a distance of 203.46 feet to the Southeast corner of said Lot 3;
thence North 79°07'28" West, along the South line of said Block 6, a distance of 305.19 feet to the Southwest corner of said Lot 5;
thence North 0°17'33" East a distance of 139.62 feet to the TRUE POINT OF BEGINNING.

Situate in the Town of Concrete, County of Skagit, State of Washington

PARCEL "B":

A non-exclusive easement for ingress, egress and utilities over, under and across the Westerly 30 feet of the following described property:

Lot 2, Block 6, "EVERETT'S SECOND ADDITION TO CONCRETE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, page 13, records of Skagit County, Washington.

EXCEPT the South 200 feet thereof, the North line of said South 200 feet being parallel to the South line of said Lot 2.

Situate in the Town of Concrete, County of Skagit, State of Washington

PARCEL "C":

A non-exclusive easement for ingress, egress and utilities over, under and across the Easterly and Southerly 30 feet of the following described tract:

That portion of Lots 3, 4, and 5, all in Block 6, "EVERETT'S SECOND ADDITION TO CONCRETE, SKAGIT COUNTY, WASH.", as per plat recorded in Volume 4 of Plats, page 13, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 5;
thence South 0°17'33" West along the West line of said Lot 5, a distance of 199.00 feet;

- Continued -

DESCRIPTION CONTINUED:

PARCEL "C" (continued):

thence North $88^{\circ}48'16''$ East, a distance of 300.10 feet to a point on the East line of said Lot 3;
thence North $0^{\circ}17'33''$ East, along the East line of said Lot 3, a distance of 191.16 feet to the Northeast corner of said Lot 3;
thence North $89^{\circ}41'53''$ West, along the North line of said Block 6, a distance of 300.00 feet to the point of beginning

Situate in the Town of Concrete, County of Skagit, State of Washington.