

When recorded return to:

Mr. and Mrs. Bryan C. Jones
12788 Avon Allen Road
Burlington, WA 98233



Skagit County Auditor
12/9/2016 Page

201612090071
\$74.00
1 of 2 11:33AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 156710-OE ✓

Grantor: Loyd L. Frazier and Joan E. Frazier
Grantee: Bryan C. Jones and Anne L. Jones

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR LOYD L. FRAZIER and JOAN E. FRAZIER, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BRYAN JONES and ANNE JONES, a married couple the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Parcel A, BLA AF #201408060016; Being Ptn Of SE, 2-34-3 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 340302-4-002-2000, P102867

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. 156710-OE.

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

Tax Parcel Number(s): 340302-4-002-2000, P102867

Dated 11/29/2016

Loyd L. Frazier
Loyd L. Frazier

Joan E. Frazier
Joan E. Frazier

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20165564
DEC 09 2016

STATE OF Washington }
COUNTY OF Skagit } SS:

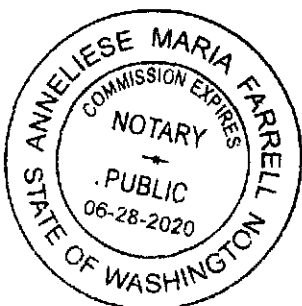
Amount Paid \$ 7,997.20
By Notary Deputy
Skagit Co. Treasurer

I certify that I know or have satisfactory evidence that Loyd L. Frazier and Joan E. Frazier

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: 11/29/16

Anneliese Maria Farrell



Notary Public in and for the State of Washington
Residing at La Brea
My appointment expires: 6/28/2020

DESCRIPTION:

PARCEL "A"

Parcel A of Boundary Line Adjustment Survey, recorded June 14, 2006, under Auditor's File No. 200606140093, being a portion of Lots 1 and 2 of Skagit County Short Plat No. 91-044, approved October 29, 1991, and recorded November 4, 1991, under Auditor's File No. 9111040047, Volume 10 of Short Plats, page 21, records of Skagit County, Washington, located in the South $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Section 2, Township 34 North, Range 3 East, W.M.,

EXCEPT that portion of said Parcel A, described as beginning at the Southwest corner of said Parcel A; thence North $69^{\circ}25'12''$ East along the Southerly line of said Parcel A, 20 feet; thence Northerly to the Northwest corner of said Parcel A; thence South $28^{\circ}16'49''$ West along the West line of said Parcel A, 157.31 feet to the point of beginning.

Also known as Parcel A of Boundary Line Adjustment, recorded on August 6, 2014, under Auditor's File No. 201408060016, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B"

An easement for access as disclosed in document recorded on November 29, 2016, under Auditor's File No. 201611290006, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.