



Skagit County Auditor \$77.00
10/5/2017 Page 1 of 4 3:42PM

AFTER RECORDING MAIL TO:

Mr. and Mrs. Dane LaMay
13495 Avon Allen Road
Mount Vernon, WA 98273

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-164124-OE

Land Title and Escrow Statutory Warranty Deed

THE GRANTORS CHARLES E. LaMAY and JAN CATHERINE RIZZO-LaMAY, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to DANE LaMAY and LINDA LaMAY, ~~a married couple~~ the following described real estate, situated in the County of Skagit, State of Washington *husband and wife

Abbreviated Legal: Ptn SW NW, 12-34-3 E W.M.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 340312-2-007-0002, P21634, 340312-0-073-0005, P21615

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. 01-164124-OE

Dated August 31, 2017

Charles LaMay
Charles LaMay

Jan Rizzo-LaMay
Jan Rizzo-LaMay

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20174727
OCT 05 2017

Amount Paid \$ 7454.³⁰
Skagit Co. Treasurer
By mm Deputy

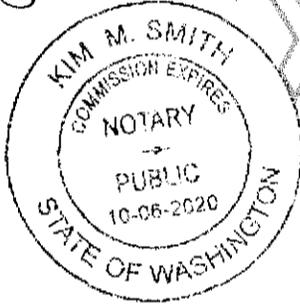
LPE 10-05(i)(1)

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Charles LaMay and Jan Rizzo-LaMay**

are the persons who appeared before me, and said persons 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: August 31, 2017



Kim M. Smith
Kim M. Smith
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 10-6-2020

EXHIBIT A

PARCEL "A":

The South 110 feet of the West 198 feet of that portion of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 34 North, Range 3 East, W.M., lying East of the Avon-Allen Road running along the West line of said Section, EXCEPT that portion of said premises condemned by the State of Washington by Decree entered in the Superior Court for Skagit County on March 31, 1959, Cause No. 24797.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at a point on the South line of said subdivision that is 198 feet East of the East line of the Avon-Allen Road running along the West line thereof;
thence North parallel to the West line of said subdivision, 110 feet;
thence East parallel to the South line of said subdivision, 74 feet;
thence North parallel to the West line of said subdivision, 160 feet;
thence East parallel to the South line of said subdivision to the East line of said subdivision;
thence South along said East line thereof to the Southeast corner of said subdivision;
thence West along the South line of said subdivision to the point of beginning,

EXCEPT that portion of said premises condemned by the State of Washington by Decree entered in the Superior Court for Skagit County on March 31, 1959, Cause No. 24797.

Situate in the County of Skagit, State of Washington.

PARCEL "C":

A non-exclusive easement for ingress, egress and utilities over and across the South 15 feet of the following described property:

That portion of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 34 North, Range 3 East, W.M., described as follows:

Beginning at a point on the South line of said subdivision that is 198 feet East of the East line of the Avon-Allen Road running along the West line thereof;
thence North parallel to the West line of said subdivision, 110 feet to the true point of beginning of this description;
thence East parallel to the South line of said subdivision, 74 feet;
thence North parallel to the West line of said subdivision, 160 feet;

thence West parallel to the South line of said subdivision, 272 feet, more or less, to the East line of said Avon-Allen Road;
thence South along said East line, 160 feet, more or less, to a point 110 feet North of the South line of said subdivision;
thence East parallel to and from 110 feet North of the South line of said subdivision, 198 feet, more or less, to the true point of beginning.

Situate in the County of Skagit, State of Washington.