



201802270057

City of Sedro-Woolley
325 Metcalf St
Sedro Woolley, WA 98284
Attention: Mark A. Freiberger, PE, Director of Public Works

Skagit County Auditor

\$76.00

2/27/2018 Page

1 of

3 3:19PM

STATUTORY WARRANTY DEED

Grantor: Angelita Uson Young

GUARDIAN NORTHWEST TITLE CO.

Grantee: City of Sedro-Woolley

Abbreviated Legal: Ptn. NW ¼ NE ¼ Sec. 18 Twp. 35 N. R. 5 E, WM

115312

Tax Parcel No.: P103786

Project Name: Fruitdale Road Reconstruction Project

THE GRANTOR, Angelita Uson Young, for and in consideration of the general public welfare and of the peculiar and special benefits to accrue to us therefrom and for other good and valuable consideration, do(es) by these presents warrant, grant, and convey to the City of Sedro-Woolley a Municipal Corporation in Skagit County, Washington, for the use of the public, the following described real estate situated in Skagit County, Washington, to the same extent and purposes as if the rights granted had been acquired under the Eminent Domain Statute of the State of Washington, together with any after-acquired title therein, to wit:

Per Exhibit A attached hereto and made a part hereof by this reference

Situate in the County of Skagit, State of Washington.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 749
FEB 27 2018

Amount Paid \$ 6
Skagit Co. Treasurer
Deputy
By 118

The Grantor(s) hereby request(s) the Assessor-Treasurer of said County to set-over to the remainder the lien of all unpaid taxes, if any, affecting the real property hereby conveyed, as provided by RCW 84.60.070.

IN WITNESS WHEREOF, said individuals have caused this instrument to be executed on this 22nd day of February, 2018.

Angelita U. Young
Angelita Usón Young

STATE OF WASHINGTON

County of Skagit

}
}
} SS.

I certify that I know or have satisfactory evidence that ANGELITA USON YOUNG ^{is} the person(s) who appeared before me, and said person(s) acknowledged that ^{she} signed this instrument and acknowledged it to be ^{her} free and voluntary act for the uses and purposes mentioned in this instrument.

DATED: Feb. 22, 2018

CHRISTINE A. SALSEINA
STATE OF WASHINGTON
NOTARY -- PUBLIC
My Commission Expires 07-22-2021

Christine A. Salseina
Name (typed or printed): Christine A. Salseina
NOTARY PUBLIC in and for the State of Washington
Residing at Skagit Co.
My appointment expires: 7-22-2021

EXHIBIT A

RIGHT OF WAY (P103786)

A right of way acquisition of that portion of the northwest quarter of the northwest quarter of Section 18, Township 35 North, Range 5 East, W.M. described as follows:

Commencing at the southeast corner of said subdivision; thence N 89°36'33"W along the south line of said subdivision, a distance of 39.93 feet; thence N 00°02'49"W, a distance of 66.47 feet to an angle point in the west line of Fruitdale Road, thence N 89°51'10"E along the west line of Fruitdale Road, a distance of 13.78 feet to a point on the west line of Fruitdale Road and the point of beginning of this description; thence N 00°08'50"W along the west line of Fruitdale Road, a distance of 142.44 feet; thence N 89°36'37"W, a distance of 5.50 feet; thence S 00°08'50"E, a distance of 11.50 feet; thence S 89°36'37"E, a distance of 3.50 feet; thence S 00°08'50"E, a distance of 130.96 feet to a point on the west line of Fruitdale Road; thence N 89°51'10"E along the west line of Fruitdale Road, a distance of 2.00 feet to the point of beginning.

Containing 325 square feet.

Situate in Skagit County, Washington.