

**AFTER RECORDING MAIL TO:**

**Elliot and Sonya Shaw  
18340 South Westview Road  
Mt. Vernon, WA 98274**

**Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-184506-OE**

**Land Title  
01-184506-OE**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2021-1888  
Apr 30 2021  
Amount Paid \$13345.00  
Skagit County Treasurer  
By Heather Beauvals Deputy

**Statutory Warranty Deed**

**THE GRANTOR DORALEE F. HAMMOND, who also appears of record as DORALEE F. FLOE, an unmarried person, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ELLIOT SHAW and SONYA SHAW, a married couple the following described real estate, situated in the County of Skagit, State of Washington**

Abbreviated Legal:

Lots 20, 21, Ptn 22, Blk 42, Twon Of Montborne, Tog W Ptn RR ROW.

**For Full Legal See Attached Exhibit "A"**

Tax Parcel Number(s): 4135-042-021-0007, P74685

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. 01-184506-OE.

Dated April 23, 2021

(Attached to Statutory Warranty Deed)

Doralee F. Hammond  
Doralee F. Hammond

STATE OF Washington  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Doralee F. Hammond is / are the person(s) who appeared before me, and said person(s) acknowledged that he / she / they signed this instrument and acknowledge it to be his / her / their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 26<sup>th</sup>, 2021

Naomi R. Stanfill  
Printed Name Naomi R. Stanfill  
Notary Public in and for the State of Washington  
Residing at Sedro Woolley, WA  
My appointment expires: 06-21-22



**EXHIBIT A**

Lots 20, 21 and the South  $\frac{1}{2}$  of Lot 22, Block 42, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington.

TOGETHER WITH that portion of vacated Lakeside Boulevard adjoining the Westerly end of said Lots,

EXCEPT that portion conveyed to Skagit County on July 14, 1941, under Auditor's File No. 341750, records of Skagit County, Washington.

TOGETHER WITH that portion of the 100 foot wide railroad right of way commonly known as the Northern Pacific Railway (and originally conveyed to the Seattle Lake Shore and Eastern Railway), lying Westerly of the centerline of said right-of-way and between the Northeasterly extensions of both the Northwesterly and Southeasterly lines of that certain tract of land in Block 42 and vacated Lakeside Boulevard of "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington, conveyed to Doralee F. Floe by deed recorded November 23, 1966, as Auditor's File No. 691271 and conveyed to Doralee F. Hammond by deed recorded October 30, 1972, under Auditor's File No. 775999.

Situate in the County of Skagit, State of Washington.