



**First American Title
INSURANCE COMPANY**

Filed for Record at Request of
First American Title
AFTER RECORDING MAIL TO:

Name KATHLEEN ANN WILSON
Address 18827 52ND NE
City, State, Zip SEATTLE, WA 98155
22775KE/26328
KLE

This Space Reserved For Recorder's Use:

JERRY MCINTURE
SHAGIT COUNTY AUDITOR

'89 OCT 20 P3:52

RECORDED _____ FILED _____
REQUEST for _____

Statutory Warranty Deed

8910200079

THE GRANTOR CURTIS WILSON, A SINGLE PERSON

1ST AN

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION

in hand paid, conveys and warrants to KATHLEEN ANN WILSON, A SINGLE PERSON AND GLORIA L. MILLER, A SINGLE PERSON

the following described real estate, situated in the County of SKAGIT, State of Washington:
SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE INCORPORATED HEREIN.

SUBJECT TO: SEE EXHIBIT "B" ATTACHED HERETO AND BY THIS REFERENCE INCORPORATED HEREIN.

5127
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

OCT 20 1989 960.00
Amount Paid \$ 147.50
By: On Skagit County Treasurer Deputy

Dated this 16 day of October, 1989

By Curtis Wilson By _____
CURTIS WILSON

By _____ By _____

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss

I certify that I know or have satisfactory evidence that CURTIS WILSON
is the person who appeared before me, and said person acknowledged that
he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes
mentioned in this instrument.

Dated: October 20, 1989

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Candace M. Taylor

Notary Public in and for the State of WASHINGTON

Residing at Mount Vernon

My appointment expires: _____

My Commission Expires

1/1/93

EXHIBIT "A"

All that portion of Block 55, "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, lying within the following described tract:

Commencing at the Northeasterly corner of Lot 1, Block 43 of said Plat of the Town of Montborne; thence North 47 degrees 25'45" East along a projection of the Northerly line of said Lot 1, a distance of 50.22 feet; thence South 37 degrees 10'00" East parallel to the Easterly line of said Block 43 and along the original centerline of the Northern Pacific Railroad a distance of 369.99 feet to a point of curvature in said centerline; thence along the arc of said curve to the right having a radius of 1146.28 feet, through a central angle of 9 degrees 50'39" an arc distance of 196.95 feet to the true point of beginning; thence continue along the arc of said curve through a central angle of 4 degrees 07'25" an arc distance of 82.50 feet; thence South 66 degrees 40'00" West 82 feet, more or less, to the Shoreline of Big Lake; thence Northwesterly along said shoreline 74 feet, more or less, to a point which is South 60 degrees 46'02" West from the true point of beginning; thence North 60 degrees 46'02" East 92 feet, more or less, to the true point of beginning, TOGETHER WITH a non-exclusive easement for road purposes over and across that certain 20 foot strip of land lying Northerly of the North line of the above described main tract, as granted and referred to in deed dated August 20, 1965 and recorded September 15, 1971 under Auditor's File No. 758080.

1ST AM

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EXHIBIT "B"

ASSESSMENT FOR MOUNT VERNON:

Original amount \$2,534.84 plus interest at the rate of %.
Original number of installments: Undisclosed
Number of installments paid: 9
Number of installments delinquent: 0
Local Improvement District No.: 1
Improvement: Sewer
Account No.: 4135-055-900-0203

Right of the general public to the unrestricted use of all the waters of a navigable body of water not only for the primary purposes of navigation, but also for corollary purposes, including (but not limited to) fishing, boating, bathing, swimming, water skiing and other related recreational purposes, as those waters may affect the tidelands, shorelands, or adjoining uplands, and whether the level of the water has been raised naturally or artificially to a maintained or fluctuating level, all as further defined by the decisional law of this state. (Affects all of the premises subject to such submergence.)

1ST AM

Rights held by Day Lumber Company and their successors, if any, to build and maintain a dam across the outlet creek of Big Lake, together with rights to overflow and inundate the shoreline of Big Lake, as disclosed by instrument dated April 7, 1924, and recorded April 21, 1924, as Auditor's File No. 173578.

EASEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Grantee: John E. Regan, et ux
Recorded: JUNE 26, 1963
Auditor's No.: 637683
Purpose: Road purposes
Area Affected: Northeasterly 20 feet of premises

EASEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Grantee: Skagit County Sewer District No. 2
Recorded: JUNE 13, 1980
Auditor's No.: 8006130035
Purpose: Sanitary Sewers with necessary appurtenances
Area Affected: That portion of the above described lot within the limits of a strip of land 10 feet in width, the centerline of which is described as the centerline of the sewer pipe line as constructed and shall be located on shore within 30 feet of the line of normal high water

Said instrument is a re-recording of instrument recorded under Auditor's File No. 7907160065.

8910206C79

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