

AFTER RECORDING MAIL TO:  
Michael McCoy  
24205 44th Avenue W.  
Mountlake Terrace, WA 98043

KATHY HILL  
SKAGIT COUNTY AUDITOR

98 OCT 29 P1:08

10-  
9810290075

RECORDED \_\_\_\_\_ FILED \_\_\_\_\_  
REQUEST OF \_\_\_\_\_

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-87062-E

LAND TITLE COMPANY OF SKAGIT COUNTY

**Statutory Warranty Deed**

Grantor(s): Sterling Trust Co., Trustee FOB Michael J. Spink SEP/IRA, Sterling Trust Co., Trustee FOB Michael V. Fohn, SEP/IRA  
Grantee(s): Michael McCoy, Tamara McCoy  
Abbreviated Legal: Ptn Lot 91, Big Lake Water Front Tracts  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 3863-000-091-0000/P62109

THE GRANTOR STERLING TRUST CO., Trustee, FOB, MICHAEL J. SPINK, SEP/IRA A/C #19669, as to an undivided 1/2 interest and STERLING TRUST CO., Trustee, FOB, MICHAEL V. FOHN, SEP/IRA A/C #19670, Tax ID #76-0115756, as to an undivided 1/2 interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MICHAEL McCOY and TAMARA McCOY, husband and wife the following described real estate, situated in the County of Skagit, State of Washington: See Attached Exhibit A

26234  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

See Attached Exhibit B  
Dated this 20th day of October, 1998

OCT 29 1998

By Sterling Trust Co., Trustee FOB  
Michael J. Spink SEP/IRA

By

Amount Paid \$ 1606.50  
Skagit County Treasurer  
By: HP Debit

By Sterling Trust Co., Trustee FOB  
Michael V. Fohn, SEP/IRA

By

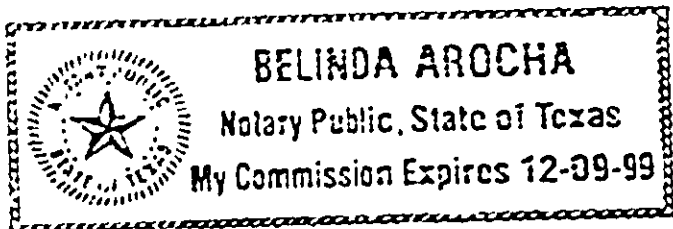
STATE OF TEXAS }  
County of McLennan } SS:

I certify that I know or have satisfactory evidence that Sherre Johnston signed this instrument, on oath stated that She authorized to execute the instrument and acknowledged it as the TRUSTEE of MICHAEL J. SPINK SEP/IRA A/C #19669 & MICHAEL V. FOHN, SEP/IRA A/C #19670, TAX ID #76-0115756 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 10/26/98

Belinda Archa

Notary Public in and for the State of TEXAS  
Residing at WACO, McLennan County  
My appointment expires: 12/19/99



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BK1690PG0131

**Exhibit A**

Lot 91, "FIRST ADDITION BIG LAKE WATER FRONT TRACTS, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, page 15, records of Skagit County, Washington,

EXCEPT those portions conveyed to Skagit County for road by deeds recorded December 8, 1961, under Auditor's File No. 615386.

Situate in the County of Skagit, State of Washington.

**9810290075**

BK1890PG0132

## Exhibit B

Grantees herein agree to assume that certain sewer assessment in favor of Big Lake Sewer District No. 1 under Account Number 3863-000-091-0000, dated August 1, 1979 in the original amount of \$5,550.70, the current balance being \$798.20, according to its terms and conditions.

Grantee further agrees to assume that certain water assessment in favor of Public Utility District No. 1, under Account Number 3863-000-019-0000, dated November 1, 1994, in the original amount of \$3,960.42, the current balance being \$ 3,794.18, according to its terms and conditions.

SUBJECT TO: Rights of the State of Washington in and to any portion of the property herein described which lies below the line of ordinary high water of Big Lake; Any prohibition of or limitation of use, occupancy or improvements of the land resulting from the rights of the public or riparian owners to use any portion which is now or has formerly been covered by water.

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