



200007280023

Kathy Hill, Skagit County Auditor

7/28/2000 Page 1 of 2 9:30:56AM

AFTER RECORDING MAIL TO:

Name DAVID W. GROBSCHMIT, TAMMIE S. GROBSCHMIT
Address 21192 STARBIRD CREEK LN
City, State, Zip MOUNT VERNON, WA 98274
00062121

Filed for Record at Request of First American Title of Skagit County

LOTS 1, 2 & PTN. 3 BLOCK 41 FIRST AMERICAN TITLE CO.
MONTBORNE Statutory Warranty Deed 62121 E

THE GRANTOR CLARENCE M. VANDERGRIEND JR. and LONA C. VANDERGRIEND, Husband and Wife for and in consideration of Ten Dollars and other valuable consideration, as part of a 1031 Tax-Deferred Exchange in hand paid, conveys and warrants to DAVID W. GROBSCHMIT and TAMMIE S. GROBSCHMIT, Husband and Wife the following described real estate, situated in the County of Skagit, State of Washington:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO PARAGRAPHS A-B OF SCHEDULE B-1 OF FIRST AMERICAN TITLE COMPANY'S PRELIMINARY COMMITMENT NO. 01-62121 AND 2ND 1/2 2000 TAXES.

36469
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

JUL 28 2000

Amount Paid \$ 3825.00
Skagit County Treasurer
By: Deputy

Assessor's Property Tax Parcel Account Number(s): 4135-041-003-0001, R74662

Dated July 27, 2000.

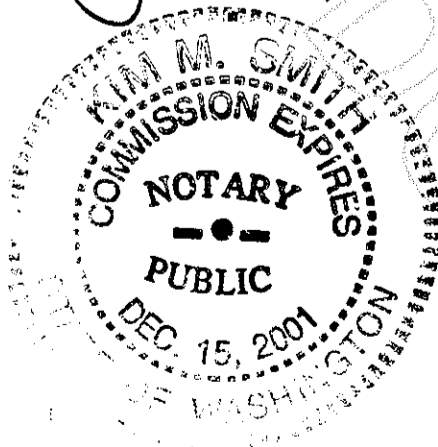
Clarence M. VanderGriend Jr.
CLARENCE M. VANDERGRIEND JR.

Lona C. VanderGriend
LONA C. VANDERGRIEND

STATE OF WASHINGTON }
COUNTY OF SKAGIT } SS

I certify that I know or have satisfactory evidence that CLARENCE M. VANDERGRIEND JR. and LONA C. VANDERGRIEND are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 27, 2000



Kim M. Smith
Notary Public in and for the State of Washington
Residing at Mt. Vernon
My appointment expires: 12/15/2001

Exhibit A

Lots 1 and 2; and Lot 3, EXCEPT the Northwesternly 30 feet thereof, Block 41, "PLAT OF THE TOWN OF MONTBORNE", according to the plat recorded in Volume 2 of Plats, Page 80, records of Skagit County, Washington,

EXCEPT the Northeastly 40 feet of said premises conveyed to Skagit County by Deed dated October 9, 1946, and recorded October 15, 1946, under Auditor's File No. 397033, in Volume 213 of Deeds, Page 368,

TOGETHER WITH that portion of vacated Lakeside Boulevard adjoining said premises.

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), adjoining Block 41 of the "PLAT OF THE TOWN OF MONTBORNE", as per plat recorded in Volume 2 of Plats, Page 80, records of Skagit County, Washington, that lies Westerly of the centerline of said right-of-way and between the Northeastly extensions of both the Northwesternly and Southeastly lines of that certain tract of land conveyed to Clarence M. VanderGriend, Jr., et ux, by Deed recorded March 16, 1984, as Auditor's File No. 8403160061.

TOGETHER WITH that portion of unopened LaFayette Street that has reverted to said premises pursuant to Court Order entered in Skagit County Cause No. 98-2-01307-1.

