

WHEN RECORDED RETURN TO:

City of Mount Vernon
P.O. Box 809
Mount Vernon, WA 98273

200009290008
Skagit County Auditor
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200009250114
Skagit County Auditor
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Document Title: Statutory Warranty Deed
Reference Number of Related Document: N/A
Grantor: Cottontree Partners Limited Partnership
Grantee: City of Mount Vernon, a Municipal Corporation of the State of Washington
Legal Description: Ptn. of NE ¼ of Sec. 18, T 34 N, R 4 E, W.M.
Additional Legal Description is on: Exhibit "A"
Assessor's Tax Parcel Number: 340418-1-001-0300

T-81028
LAND TITLE COMPANY OF SKAGIT COUNTY

In the Matter of: Riverside Bridge Replacement and Alignment Change

STATUTORY WARRANTY DEED

THE GRANTOR, **COTTONTREE PARTNERS LIMITED PARTNERSHIP**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys and warrants to the GRANTEE, the **CITY OF MOUNT VERNON**, a Municipal Corporation of the State of Washington, the following described real estate; situated in Skagit County, in the State of Washington; to the same extent and purpose as if the rights herein granted had been acquired under the Eminent Domain statute of the State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND
INCORPORATED HEREIN BY REFERENCE

THIS INSTRUMENT IS A CORRECTION OF STATUTORY WARRANTY DEED FILED JULY 12, 2000 IN SKAGIT COUNTY UNDER AUDITOR'S FILE NO. 200007120014.

RE-RECORD IN ORDER TO REPLACE EXHIBIT "A" WITH CORRECT LEGAL DESCRIPTION.

Dated this 18 day of Sept 2000.

Executed as of the date hereinabove set forth.

GRANTOR:

David J. Peterson
Signature

By: David J. Peterson

Title: President

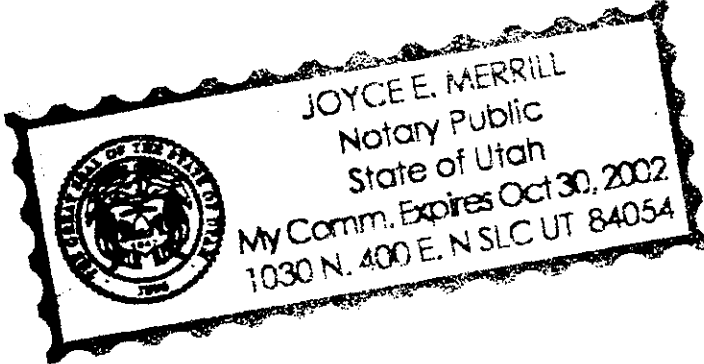
Signature

By: _____

Title: _____

STATE OF WASHINGTON Utah
COUNTY OF SKAGIT Davis

I certify that I know or have satisfactory evidence that David J. Peterson signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the President of Cottontree Partners Limited Partnership, imbued with the power of sale and conveyance, as the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



Dated: Sept. 18, 2000
Notary Signature: Joyce E. Merrill
Notary Public in and for the State of Washington
Notary (print name): Joyce E. Merrill
Residing at: Cnt. Utah
My appointment expires: 10/30/02



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Skagit County Auditor

37513
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
SEP 29 2000
Amount Paid \$
Skagit Co. Treasurer
By DC Deputy

37438
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
SEP 25 2000
Amount Paid \$
Skagit Co. Treasurer
By DC Deputy



200009250114
Skagit County Auditor

STATE OF WASHINGTON)

COUNTY OF SKAGIT)

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I certify that I know or have satisfactory evidence that _____ signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the _____ of Cottontree Partners Limited Partnership, imbued with the power of sale and conveyance, as the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Notary Signature: _____

Notary Public in and for the State of Washington

Notary (print name): _____

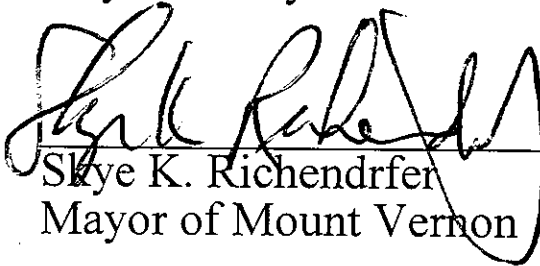
Residing at: _____

My appointment expires: _____

APPROVED AS TO FORM:

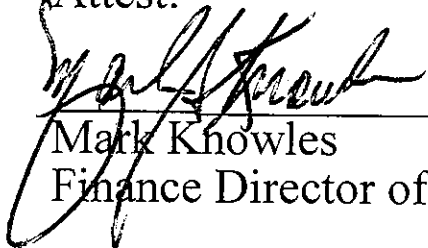


Scott Thomas
City Attorney of Mount Vernon



Skye K. Richendrfer
Mayor of Mount Vernon

Attest:



Mark Knowles
Finance Director of Mount Vernon



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, Skagit County Auditor

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EXHIBIT "A"


LEGAL DESCRIPTION

That portion of the Northeast Quarter of Section 18, Township 34 North, Range 4 East, W.M., described as follows:

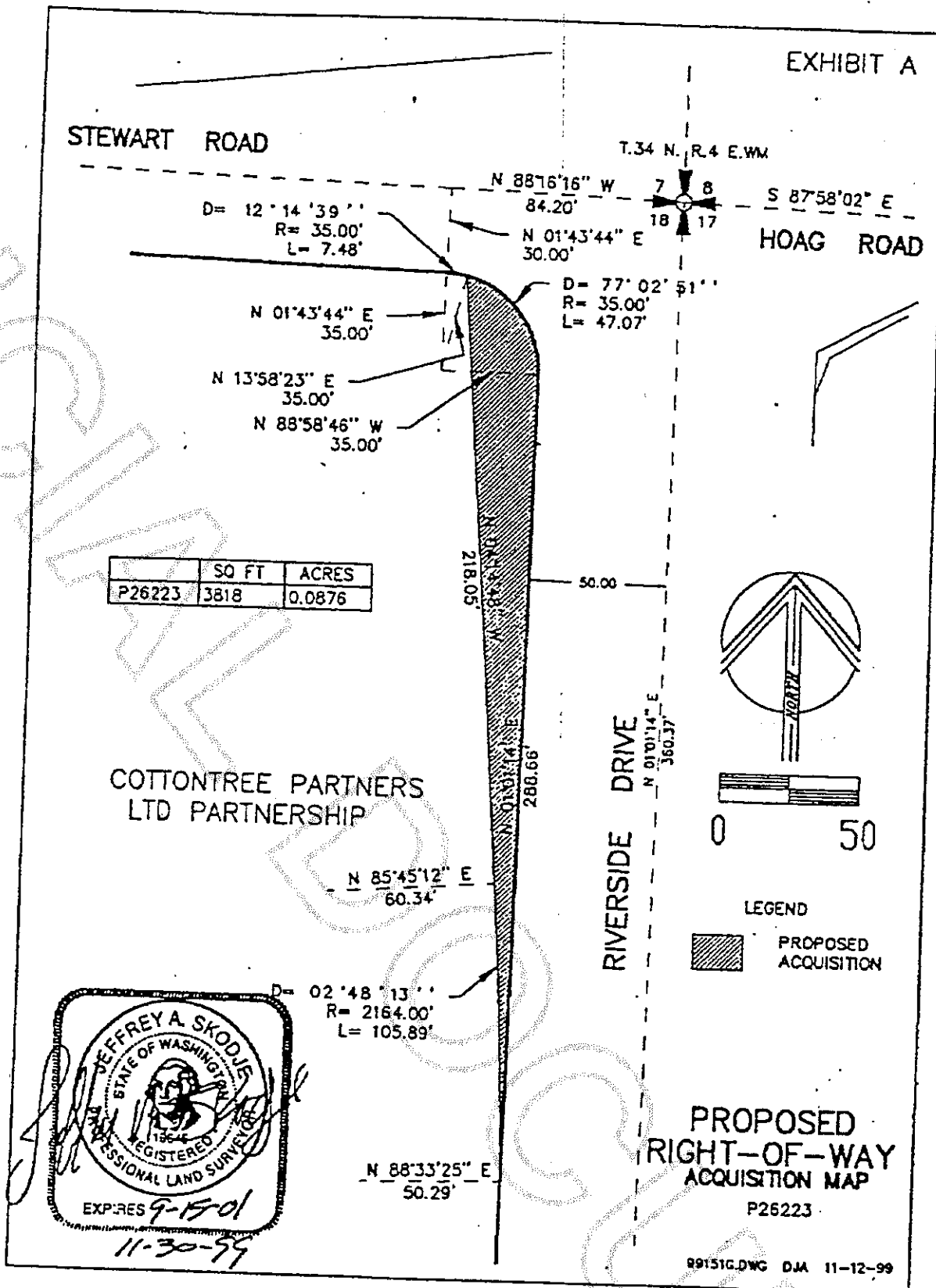
Commencing at the Northeast Corner of said Section 18; thence North $88^{\circ} 16' 16''$ West along the North line of said Section 18, a distance of 84.20 feet; thence South $1^{\circ} 43' 44''$ West, 30.00 feet to the South right-of-way line of Stewart Road; thence Easterly, Southeasterly and Southerly along the existing right-of-way of Stewart Road and Riverside Drive the following courses, Southeasterly along a non-tangent curve concave to the Southwest whose radius point bears South $1^{\circ} 43' 44''$ West, 35.00 feet through a central angle of $12^{\circ} 14' 39''$, an arc distance of 7.48 feet to the **TRUE POINT OF BEGINNING**; thence continue Southeasterly along said curve through a central angle of $77^{\circ} 02' 51''$ an arc distance of 47.07 feet, said point being 50 feet West of, when measured at a right angle, from the centerline of said Riverside Drive; thence South $1^{\circ} 01' 14''$ West along said right-of-way, 288.66 feet; thence Northerly along a non-tangent curve, concave to the West, whose radius point bears South $88^{\circ} 33' 25''$ West, a distance of 2164.00 feet, through a central angle of $2^{\circ} 48' 13''$, an arc distance of 105.89 feet; thence North $4^{\circ} 14' 48''$ West, 218.05 feet to the **TRUE POINT OF BEGINNING**.

Containing 3,818 square feet.

See Attached Exhibit "A".


200007120014
Kathy Hill, Skagit County Auditor
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, Skagit County Auditor
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