

AFTER RECORDING MAIL TO:

Linda Johnson
32243 Carpenter Road
Lyman, WA 98263



200109240121
, Skagit County Auditor

9/24/2001 Page 1 of 3 11:36:40AM

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-98189-E

LAND TITLE COMPANY OF SKAGIT COUNTY **Statutory Warranty Deed**

Grantor(s): Edward P. Wardell, Gail A. Lewis- Wardell
Grantee(s): Linda Johnson, Nels A. Johnson, Barbara Johnson
Abbreviated Legal: Ptn. Lots 25 & 26, Cheastys Big Lake Tracts
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 3882-000-026-0007/P64417, 3882-000-056-0109/P64458

THE GRANTOR EDWARD P. WARDELL and GAIL ANN LEWIS-WARDELL, husband and wife
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
in hand paid, conveys and warrants to LINDA JOHNSON, an unmarried individual, BARBARA
JOHNSON and NELS A. JOHNSON, wife and husband
the following described real estate, situated in the County of Skagit , State of Washington:
See Attached Exhibit A

43032
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

SEP 24 2001

Amount Paid \$ 803.25
Skagit County Treasurer
Deputy

See Attached Exhibit B

Dated this 13th day of September, 2001

By Edward P. Wardell
Edward P. Wardell

By _____
By: _____

By Gail A. Lewis-Wardell
Gail A. Lewis- Wardell

By _____

STATE OF WASHINGTON }
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence that EDWARD P. WARDELL and GAIL ANN LEWIS-WARDELL is the person s who appeared before me, and said person s acknowledged that they signed this instrument and acknowledged it to be they free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: SEPTEMBER 24, 2001

Candace M. Taylor
Candace M. Taylor
Notary Public in and for the State of WASHINGTON
Residing at MOUNT VERNON
My appointment expires: 1/01/2005

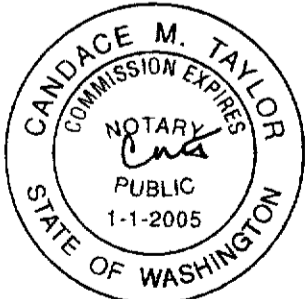


Exhibit A

PARCEL "A":

Lot 26 and that portion of Lot 25, lying Northeasterly of the Northeasterly line of Lot 24, projected Southeasterly, all in "PLAT OF CHEASTYS BIG LAKE TRACTS, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion of Lot 25 and Lot 26 of said Plat, lying Northeasterly of the following described line:

Beginning at the Southeasterly corner of Lot 24 of said Plat;
thence Northeasterly along the Southeasterly line of Lots 20 and 21 of said Plat, to a point that is 63.00 feet Northeasterly, when measured at right angles, to the Northeasterly line of said Lot 24 projected Southeasterly, said point being the true point of beginning of this line description;
thence Southeasterly parallel with the Southeasterly projection of the Northeasterly line of said Lot 24, to the Southeasterly line of Lot 26 of said plat, said point being the terminus of this line description.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

An undivided 1/3 interest in and to the following described tract:

That portion of Lot 56, "PLAT OF CHEASTYS BIG LAKE TRACTS, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, page 49, records of Skagit County, Washington, described as follows:

Beginning at the Southeast corner of said Lot 56, which point is also known as the intersection of the Southerly line of said Lot 56 with the county road;
thence Northerly along the East line of said Lot, which is also the Westerly line of the county road, a distance of 2 feet;
thence Westerly running parallel with the Southern line of said Lot a distance of 95 feet;
thence Northerly running parallel with the East line of said Lot a distance of 4 feet;
thence Westerly and running parallel with the Southerly line of said Lot to the Westerly lie of said Lot a distance of 6.35 feet, more or less;
thence Southerly along the Westerly line of said Lot to the Southwest corner of said Lot;
thence Easterly along the Southerly line of said Lot to the point of beginning.

TOGETHER WITH all shorelands of the second class adjacent to or abutting upon the above described property, as conveyed by instrument recorded July 29, 1994, under Auditor's File No. 9407290135, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



200109240121
, Skagit County Auditor

Exhibit B

SUBJECT TO: Easement recorded June 23, 1998, under Auditor's File No. 9806230084; Any prohibition of or limitation of use 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; Any question as to the location of the lateral boundaries of the shorelands set forth in the legal description shown on Exhibit "A".