

WHEN RECORDED RETURN TO

Name Ken Turner

Address P.O. Box 574

City, State, Zip Clear Lake, WA 98235



200209060070

Skagit County Auditor

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LAND TITLE COMPANY

FILED FOR RECORD AT REQUEST OF

Statutory Warranty Deed

THE GRANTOR FERN C. PYKE and RUSSELL A. PYKE, a married couple, for and in consideration of One hundred thousand and 00/100 dollars (\$10,000) in hand paid, conveys and warrants to KEN TURNER and NICOLE DUNCAN the following described real estate, situated in the County of Skagit, State of Washington:

(see attached legal description)

PTN Tract 17 Lakeview Tracts

4138

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 06 2002

Tax Parcel #: P67074

Amount Paid \$ 1,530.00
Skagit Co. Treasurer
By [Signature] Deputy

Dated August 9, 2002

Fern C. Pyke
(Individual)
[Signature]
(Individual)

Russell A. Pyke
By _____ (President)
By _____ (Secretary)

STATE OF WASHINGTON }
COUNTY OF SKAGIT } ss.

STATE OF WASHINGTON }
COUNTY OF _____ } ss.

On this day personally appeared before me Fern C. Pyke; Ken Turner; Nicole Duncan to me known to be the grantors and who executed the foregoing instrument and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

On this _____ day of _____, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared _____ and _____

to me known to be the _____ President and _____ Secretary, respectively of _____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____ authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

GIVEN _____ day of _____ 2002

Witness my hand and official seal hereto affixed the day and year first above written.

[Signature]
Notary Public in and for the State of Washington
residing at mt. Vernon WA
My appointment expires: 11-01-02

Notary Public in and for the State of Washington,
residing at _____
My appointment expires: _____

the following described real estate, situated in the County of Skagit
Washington:

, State of

Tract 17, "Plat 1 of Lakeview Tracts", according to the recorded plat thereof in the office of the auditor of Skagit County, Washington, in volume 5 of plats, page 2, EXCEPT that portion thereof lying east of a line that is 68.6 feet west of and parallel with the east line of said tract 17; and EXCEPT that portion thereof conveyed to Skagit County for road purposes by deed dated July 24, 1946 and recorded July 26, 1946, under auditor's file No. 394361, records of said county, and more particularly described as follows: Beginning at the southwest corner of said tract 17; thence north $72^{\circ}14'$ east along the south line of said tract 17 a distance of 3.44 feet; thence north $10^{\circ}47'30''$ west a distance of 34.95 feet to the west line of said tract 17; thence south $5^{\circ}17'$ east along the west line of said tract 17 a distance of 35.53 feet to the point of beginning; and also EXCEPT that portion of said tract 17 described as follows: Beginning at the northwest corner of said tract 17; thence north $72^{\circ}52'30''$ east along the north line of said tract 17 a distance of 100 feet; thence south $10^{\circ}25'$ east a distance of 66.92 feet; thence south $75^{\circ}54'$ west a distance of 105.36 feet to the west line of said tract 17; thence north $5^{\circ}17'$ west along the west line of said tract 17 a distance of 62.24 feet to the point of beginning.



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