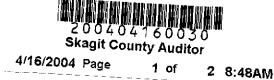
AFTER RECORDING MAIL TO:
Ms. Amy P. Schmerber, Mr. Geoffrey C. Georges
2001 Highland Street
Mount Vernon, WA 98273



Filed for Record at Request of Land Title Company of Skagit Escrow Number: 111608-PE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Kirk S. Loy

Grantee(s): Amy P. Schmerber and Geoffrey C. Georges Abbreviated Legal: Lot 29, Mount Baker View Addn.

Assessor's Tax Parcel Number(s): 3745-000-029-0001, P53772

THE GRANTOR KIRK S. LOY, an unmarried man for and in consideration of IRC Section 1031 Like-Kind Tax-Deferred Exchange in hand paid, conveys and warrants to AMY P. SCHMERBER and GEOFFREY C. GEORGES, both single individuals as tenants in common the following described real estate, situated in the County of Skagit, State of Washington.

Lot 29, "THE PLAT OF MOUNT BAKER VIEW ADDITION," as per plat recorded in Volume 7 of Plats, pages 67 and 68, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

	module 19 1 attached horoto (
Dated April 9	9, 2004	<u> </u>	F 0021
	1 , ,		# 1800
\mathcal{L}			SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX
Kirk S. Loy	4 X Joy		A TOTAL BUTTLE EXOLOGY TAX
Klik y. Loy			APR 1 G 2004
	,		Amount Paid \$ 23716 35 Skagtt Co. Treasurer By Deputy
			Skagit Co. Treasurer
			By Deputy
STATE OF	Washington	}	
COUNTY OF	Skagit	}} SS:	
Loostify that I	lenary on horse estimate at an anide	omen that IZI-I-C I	
	know or have satisfactory evide who appeared before me, and s		
	trument and acknowledge it to		wledged that he free and voluntary act for the
	oses mentioned in this instrume		not that volumenty has for the
1 1	41. 1		
Dated:	4/15/04	_ ()	• 111147255
			- NH
l	CARRIE HUFFER	Carrie Huffer	
	CAMPILLIO		and for the State of Washington
	STATE OF WASHINGTON	Residing at Burlin	
ì	NOTARY PUBLIC	My appointment	expires: 12/31/2007
	MY COMMISSION EXPIRES 12-31-0	07	
	MY COMMISSION CAT THE		The state of the s

EXCEPTIONS:

- A. The right reserved to the public in the Plat of Mount Baker View Addition to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and easements.
- B. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated:

June 25, 1956

Recorded:

August 22, 1956

Auditor's No.:

540392, Volume 280 of Deeds, page 390

Executed By:

Modern Home Builders, Inc., a Washington corporation, and Charles H. Streeter and Mary Streeter, husband and wife

C. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES, DELINEATED ON THE FACE OF SAID PLAT.

For:

Drainage and utilities

Affects:

West 10 feet of the subject property

4-15-04

K.L.

200404160030 Skagit County Auditor