

When recorded return to:

Mr. Aaron D. Hoffman
6930 Faye Place
Sedro Woolley, WA 98284



200607270006
Skagit County Auditor

7/27/2006 Page 1 of 2 8:53AM

LAND TITLE OF SKAGIT COUNTY

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 121687-SE

Grantor: Denise Engberg-Edin
Grantee: Aaron D. Hoffman

Statutory Warranty Deed

THE GRANTOR DENISE ENGBERG-EDIN, a single woman, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to AARON D. HOFFMAN, a single man the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn SW 1/4 SE 1/4, 2-35-4 E W.M., aka Lot 3, SP 96-0064

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 350402-4-010-0500, P116766

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 121687-SE.

Tax Parcel Number(s): 350402-4-010-0500, P116766

Dated July 14, 2006

Denise Engberg-Edin

3791
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 27 2006

Amount Paid \$ 8495.00
By Skagit Co. Treasurer
Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Denise Engberg-Edin the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 20th 2006

Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2006

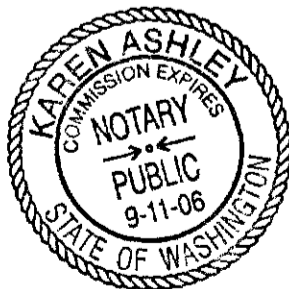


EXHIBIT A

Lot 4, Short Plat No. 96-0064, approved May 18, 2000 and recorded May 19, 2000, under Auditor's File No. 200005190004 and being a portion of Lot 2 of Short Plat No. 91-18 in the Southwest ¼ of the Southeast ¼ of Section 2, Township 35 North, Range 4 East, W.M.

TOGETHER WITH an access and utility easement over, under and through the West 20 feet of Lot 3, Short Plat No. 96-0064, as delineated on the face of said Short Plat;

AND TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and through Lots 1 and 2 of said Short Plat No. 96-0064 conveyed by Declaration recorded May 19, 2000, under Auditor's File No. 200005190005, and as delineated on the face of said Short Plat.

Situate in the County of Skagit, State of Washington.



200607270006

Skagit County Auditor