

AFTER RECORDING MAIL TO
Gerald S. Broda
37231 200th Ave. S.E.
Auburn, WA 98092



200607280001
Skagit County Auditor

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Filed for Record at Request of :
Land Title Company of Skagit
Escrow Number: 120581-SE

(FULFILLMENT)
Statutory Warranty Deed

Grantor(s): Robert N. Downen and Amy L. Downen
Grantee(s): Gerald S. Broda and Martha L. Broda
Abbreviated Legal: ptn SW 1/4 & ptn NW 1/4, 33-36-3 E W.M. (aka Lot 2, SP #PL05-0612).
Additional legal(s) on page 2
Assessor's Tax Parcel Number: 360333-0-016-0800, P123955, P114248, 360333-0-016-0400

THE GRANTOR Robert N. Downen and Amy L. Downen, husband and wife for and in consideration of in Fulfillment of Real Estate Contract recorded under Auditor's File No 200604280012 in hand paid, conveys and warrants to Gerald S. Broda and Martha L. Broda, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.
See Attached Exhibit "A"

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated April 13, 2006, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on _____ No. _____

Dated April 13, 2006

Robert N Downen
Robert N. Downen

Amy L Downen
Amy L. Downen

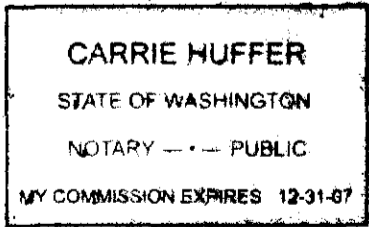
State of Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Robert N. Downen and Amy L. Downen is the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 27, 2006

Carrie Huffer
Carrie Huffer

Notary Public in and for the State of Washington
Residing at: Burlington
My appointment expires: 12/31/2007



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2005
APR 28 2006
5291.00

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

EXHIBIT "A"

Lot 2, Short Plat No. PL05-0612, approved December 2, 2005 and recorded December 5, 2005, under Auditor's File No. 200512050153, and being a portion of the South ½ of the Northwest ¼ and the North ½ of the Southwest ¼ of Section 33, Township 36 North, Range 3 East, W.M.

Situate in the County of Skagit, State of Washington.



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