

When recorded return to:

Mr. and Mrs. Michael Batchelor  
38048 Kelly Lane  
Concrete, WA 98237



200707130139  
Skagit County Auditor

7/13/2007 Page 1 of 1 12:22PM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 126449-SE

Grantor: Ben L. Clark, Sr. and Tina M. Clark  
Grantee: Michael Batchelor and Toni Batchelor

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

THE GRANTOR BEN L. CLARK and TINA CLARK, who acquired title as BEN L. CLARK SR. and TINA M. CLARK, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MICHAEL BATCHELOR and TONI BATCHELOR, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NW 1/4 Of SW 1/4, 16-35-7 E WM

Lot 2, Skagit County Short Plat No. 96-014, approved May 10, 1996, and recorded May 20, 1996 in Volume 12 of Short Plats, page 102, under Auditor's File No. 9605230034, records of Skagit County, Washington; being a portion of the Northwest 1/4 of the Southwest 1/4 of Section 16, Township 35 North, Range 7 East, W.M.

TOGETHER WITH AND SUBJECT TO that access and utility easement delineated as "Kelly Lane" on the face of said Short Plat No. 96-014.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): 350716-3-003-2100, P108789

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. 126449-SW.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

3314

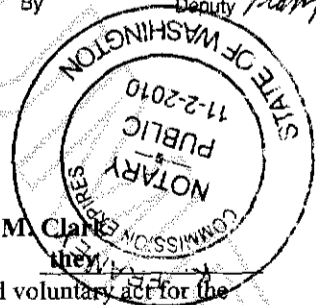
Dated July 9, 2007

JUL 13 2007

Ben L. Clark Sr.  
Ben L. Clark, Sr.

Tina M. Clark By Tina M. Clark Deputy  
Amount Paid \$ 5434.00  
Skagit Co. Treasurer

STATE OF Washington }  
COUNTY OF Skagit } SS:



I certify that I know or have satisfactory evidence that Ben L. Clark, Sr. and Tina M. Clark the person(s) who appeared before me, and said person(s) acknowledged that signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7/11/07

Kaydeen Braney  
Kaydeen Braney  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 11/02/2010