



200806030040
Skagit County Auditor

6/3/2008 Page

1 of

2 10:01AM

Name: Edward P. Wardell

Address: 18155 Montborne Road

City and State: Mount Vernon, WA 98274

Tax Account Number: P74628, P113678, P113677 and P74627
Escrow #: JM-1446

QUIT CLAIM DEED EASEMENT

THE GRANTORS , Edward P. Wardell and Gail Lewis Wardell, husband and wife, as to Parcel "A" and James O. Lyon, Sr. and Penny E. Lyon, husband and wife, as to Parcel "B",

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION

conveys and quit claims to Edward P. Wardell and Gail Lewis Wardell, husband and wife, as to Parcel "A" and James O. Lyon, Sr. and Penny E. Lyon, husband and wife, as to Parcel "B",

the following described real estate, situated in the County of Skagit State of Washington together with all after acquired title of the grantor(s) therein:

Non-exclusive easements for ingress, egress and utilities over, across and under both the Southwesterly 1/2 of vacated Washington Street lying between the Northwesterly right-of-way line of Montborne Road and the centerline of Grant Street as shown on the "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, Page 80, records of Skagit County, Washington, and the Southeasterly 1/2 of vacated Grant Street lying between the centerline line of Washington Street and the centerline of the alley, extended Northwesterly, in Block 28 as shown on said plat.

Said easements are over, across and under properties appurtenant to the following described Parcels "A" and "B" and said easements are for the benefit of both said Parcels "A" and "B". Said easements are conveyed both for the benefit of any as-built easements and for the benefit of any easements to be conveyed by the Grantees to utility companies serving said Parcels "A" and "B". Said easements are subject to matters of record.

Parcel "A":

Lots 3 through 9, inclusive, Block 28, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Block 2 of Plats, Page 80, records of Skagit County, Washington.

Parcel "B":

Lots 1 and 2, Block 28, "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Block 2 of Plats, Page 80, records of Skagit County, Washington.

Dated this 29 day of April, 2008.

Edward P. Wardell
Edward P. Wardell

Gail Lewis-Wardell
Gail Lewis Wardell

James O. Lyon, Sr.
James O. Lyon, Sr.

Penny E. Lyon
Penny E. Lyon

STATE OF WASHINGTON, } ss.
County of

ACKNOWLEDGMENT - Individual

On this day personally appeared before me James O. Lyon Sr. to me known

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he
signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 27th day of May, 2008



Barbara Lowery
Notary Public in and for the State of Washington,
residing at

My appointment expires 11-15-2011

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 03 2008

Amount Paid 0
Skagit Co. Treasurer
By lp Deputy

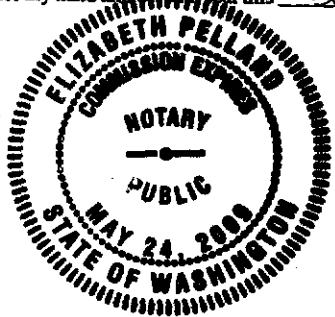
STATE OF WASHINGTON, } ss.
County of

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Penny Lyon to me known
she

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that
signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 27 day of May, 2008



Elizabeth Pelland
Notary Public in and for the State of Washington,
residing at

My appointment expires May 24, 2009



200806030040
Skagit County Auditor