

When recorded return to:

Mr. and Mrs. Kent R. Frye, Mr. Donald A. Frye  
4988 Peppermint Lane  
Bow, WA 98232



Skagit County Auditor  
3/22/2016 Page 1 of 2 3:10PM \$74.00

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 154490-SE ✓

Grantor: Patricia A. Wessinger  
Grantee: Kent R. Frye, Kimberly K. Frye and Donald A. Frye

**Land Title and Escrow Statutory Warranty Deed**

THE GRANTOR PATRICIA A. WESSINGER, as her separate property(single)for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kent R. Frye and Kimberly K. Frye, husband and wife, and Donald A. Frye, a single person the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn S 1/2 Of SE 1/4, 1-35-4 E WM Aka Ptn Lots 1 & 2, SP 96-0013.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 350401-4-012-0500, P111518

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. 154490-SE.

Parcel Number(s): 350401-4-012-0500, P111518

Dated March 16, 2016

*Patricia A. Wessinger*  
Patricia A. Wessinger

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2016947  
MAR 22 2016

Amount Paid \$ 3,298.00  
Skagit Co. Treasurer  
By *MLM* Deputy

STATE OF Washington }  
COUNTY OF Clark } SS:

I certify that I know or have satisfactory evidence that Patricia A. Wessinger

is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledge it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 3-21-2016

*Cindy Siglet*

Notary Public in and for the State of Washington  
Residing at Var  
My appointment expires: 12-29-16



Exhibit "A"

DESCRIPTION:

Lot 2 of Short Plat No. 96-0013, approved June 4, 1997, recorded June 6, 1997 under Auditor's File No. 9706060035, records of Skagit County, Washington; being a portion of the South  $\frac{1}{2}$  of the Southeast  $\frac{1}{4}$  of Section 1, Township 35 North, Range 4 East, W.M.; Except that portion lying East of the following described line:

Beginning at a point on the North line of said Lot 2 which lies South  $89^{\circ}16'13''$  West, a distance of 449.62 feet from the Northeast corner thereof;  
thence South  $4^{\circ}49'48''$  West a distance of 317.38 feet to a point on the North line of Lot 1 of said Short Plat No. 96-0013, which lies 32.00 feet from the Northwest corner of Lot 1 and the terminal point of this line description.

TOGETHER WITH that portion of Lot 1 of Short Plat No. 96-0013 recorded under Auditor's File No. 9706060035, records of Skagit County, Washington, described as follows:

Beginning at the Northwest corner of said Lot 1;  
thence North  $88^{\circ}56'01''$  East, along the North line of said Lot 1, a distance of 371.69 feet;  
thence South  $64^{\circ}50'07''$  West, a distance of 111.24 feet;  
thence South  $40^{\circ}50'24''$  West, a distance of 42.82 feet;  
thence South  $29^{\circ}23'02''$  West, a distance of 92.24 feet;  
thence South  $04^{\circ}19'10''$  East a distance of 63.19 feet;  
thence South  $32^{\circ}48'04''$  East, a distance of 73.77 feet;  
thence South  $62^{\circ}42'18''$  East, a distance of 122.85 feet to the South line of said Lot 1;  
thence South  $88^{\circ}56'01''$  West, along the South line of Lot 1, a distance of 383.56 feet to the Southwest corner of Lot 1;  
thence North  $4^{\circ}49'36''$  East along the West line of Lot 1, a distance of 347.08 feet to the point of beginning.

ALSO TOGETHER WITH a non-exclusive easement for access and utilities over, under and across that certain easement shown as Costalot Lane on the face of said Short Plat No. 96-0013.

Situate in the County of Skagit, State of Washington.