

When recorded return to:

Mr. and Mrs. Mark D. Nusz
17325 Olympic Place
Mount Vernon, WA 98274



201604200038

Skagit County Auditor \$74.00
4/20/2016 Page 1 of 2 11:24AM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 154835-OE ✓

POOR ORIGINAL

Grantor: Margaret E. Connole
Grantee: Mark D. Nusz and Michelle L. Nusz

Land Title and Escrow Statutory Warranty Deed

THE GRANTOR MARGARET E. CONNOLE, 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 MARK D. NUSZ and MICHELLE L. NUSZ, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Tract 23, Stockfleth's Skyridge Assessor's Plat

P# 69767

Those premises appearing substantially of record as Tract 23, "STOCKFLETH'S SKYRIDGE ASSESSOR'S PLAT," as per plat recorded in Volume 9 of Plats, page 42, records of Skagit County, Washington, which premises are in the Northeast 1/4 of the Northeast 1/4 of Section 32, Township 34 North, Range 4 East, W.M., being more particularly described as follows:

Beginning at the Southwest corner of said subdivision;
thence South 89°03'45" East along the South line of said subdivision, a distance of 463.11 feet to a point on the centerline of that County road known as the Skyridge Road;
thence North 0°25'30" East along the centerline of said Skyridge Road, a distance of 252.39 feet to the P.I. of a curve to the right having a radius of 229.18 feet, a central angle of 53°01' and a degree of a curvature of 25°00';
thence North 53°26'30" East along the centerline of said Skyridge Road, a distance of 225.33 feet;
thence North 0°25'30" East a distance of 233.08 feet to the true point of beginning of this description;
thence continuing North 0°25'30" East a distance of 150.00 feet;
thence East a distance of 161.07 feet to a point on the West line of the County road known as the Sound View Road;
thence South along the West line of said Sound View Road a distance of 150.00 feet;
thence West a distance of 162.18 feet to the true point of beginning of this description, EXCEPT the West 30 feet thereof for road right of way purposes.

Situate in the County of Skagit, State of Washington.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20161447

APR 20 2016

Amount Paid \$ 65980

Skagit Co. Treasurer

By MG Deputy

MENT

Tax Parcel Number(s): 4021-000-023-0000, P69767

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. 154835-OE.

Dated April 19, 2016

Margaret E. Connole
Margaret E. Connole

STATE OF Montana
COUNTY OF Flathead } SS:

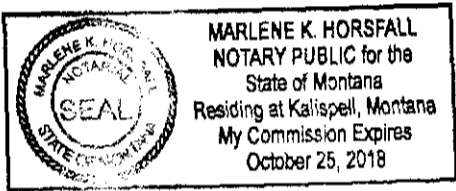
I certify that I know or have satisfactory evidence that Margaret E. Connole

is the person who appeared before me, and said person 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: 4/19/2016

Marlene K. Horsfall

Notary Public in and for the State of Montana
Residing at Kalispell
My appointment expire: 10/25/2018



UNRECORDED DOCUMENT