

AFTER RECORDING MAIL TO:

**Jacob and Alicia Terwilliger
22479 Amick Road
Mount Vernon, WA 98274**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-2462

Jul 06 2020

Amount Paid \$2693.00
Skagit County Treasurer
By Bridget Ibarra Deputy

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-177738-OE**

Statutory Warranty Deed

THE GRANTORS DEREK D. HOLMES and DANA L. HOLMES, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **JACOB TERWILLIGER and ALICIA TERWILLIGER, a married couple** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:

Ptn NW 1/4, 33-35-5 E W.M. (Tr. 12, Unrecorded Steelhead Bend).

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s):

350533-0-001-1400, P133229

Subject to the covenants, conditions, restrictions, reservations, agreements and easements of recording including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment, Order No. 01-177738-OE.

Dated July 6, 2020

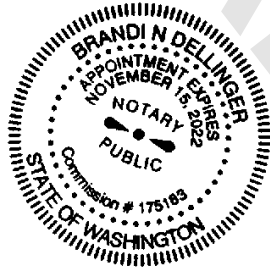
Derek D. Holmes
Derek D. Holmes

Dana L. Holmes
Dana L. Holmes

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Derek D. Holmes and Dana L. Holmes** is /
are the person(s) who appeared before me, and said person(s) acknowledged that **he / she / they**
signed this instrument and acknowledge it to be **his / her / their** free and voluntary act for the uses
and purposes mentioned in this instrument.

Dated: 7/6/2020



Printed Name: Brandi N. Dellinger
Notary Public in and for the State of Washington
Residing at Seaw Wall
My appointment expires: Nov. 15, 2022

EXHIBIT A**PARCEL "A":**

Tract 12 of unrecorded plat of Steelhead Bend (Panorama Plateau), more fully described as follows:

That portion of the Northwest $\frac{1}{4}$ of Section 33, Township 35 North, Range 5 East, W.M., described as follows:

Beginning at the Southwest corner of said Northwest $\frac{1}{4}$;
thence North $0^{\circ}47'30''$ West, along the West line of said Northwest $\frac{1}{4}$, a distance of 910.00 feet to the point of beginning;
thence continuing North $0^{\circ}47'30''$ West 220.00 feet;
thence North $89^{\circ}25'29''$ East, parallel to the South line of said Northwest $\frac{1}{4}$, a distance of 990.00 feet;
thence South $0^{\circ}47'30''$ East, parallel to the West line of said Northwest $\frac{1}{4}$, a distance of 220.00 feet;
thence South $89^{\circ}25'29''$ West, parallel to the South line of said Northwest $\frac{1}{4}$, a distance of 990.00 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A non-exclusive easement 100 feet in width for ingress, egress and utilities over and across Section 33, Township 35 North, Range 5 East, W.M., the centerline of which is described as follows:

Beginning at the East $\frac{1}{4}$ corner of said Section 33;
thence South $89^{\circ}25'29''$ West, along the East-West centerline of said Section 33, a distance of 1,000.00 feet;
thence South $3^{\circ}00'16''$ West, 505 feet, more or less, to a point on the North line of the County road known as the Old Day Creek Road, said point also being the point of beginning of herein described centerline;
thence North $3^{\circ}00'16''$ East 505 feet, more or less, to the East-West centerline of said Section 33;
thence continuing North $3^{\circ}00'16''$ East 250.43 feet;
thence South $89^{\circ}25'29''$ West, parallel to the East-West centerline of Section 33, a distance of 420.00 feet;
thence North $0^{\circ}33'37''$ East 410.00 feet;
thence South $89^{\circ}25'29''$ West, parallel to said East-West centerline of Section 33, a distance of 2,850 feet to the terminus of herein described centerline.

EXHIBIT APARCEL "B" continued:

ALSO, a non-exclusive easement for ingress, egress and utilities over and across the South 60 feet of Tract 22 of unrecorded plat of Steelhead Bend, more particularly described as follows:

Beginning at the Southwest corner of the Northwest $\frac{1}{4}$ of said Section 33;
thence North $0^{\circ}47'30''$ West along the West line of said subdivision a distance of 250 feet;
thence North $89^{\circ}25'29''$ East, parallel to the South line of said subdivision, a distance of 990 feet;
thence North $0^{\circ}47'30''$ West, parallel to the West line of said subdivision, a distance of 469.88 feet to the true point of beginning;
thence South $0^{\circ}47'30''$ East a distance of 60 feet;
thence North $89^{\circ}25'29''$ East, parallel to the South line of said Northwest $\frac{1}{4}$, a distance of 390.30 feet;
thence North $0^{\circ}33'37''$ East to a point which is North $89^{\circ}25'29''$ East from the true point of beginning;
thence South $89^{\circ}25'29''$ West to the aforementioned true point of beginning. EXCEPTING from said South 60 feet of Tract 22, any portion thereof lying within the above described 100 foot strip of land.

ALSO, a non-exclusive easement for ingress, egress and utilities over, under and upon a tract of land 60 feet in width lying 30 feet on each side of the following described centerline, described as follows:

Beginning at the West $\frac{1}{4}$ corner of said Section 33;
thence North $89^{\circ}55'08''$ East along the East-West centerline of said Section 33, a distance of 990.00 feet;
thence North $0^{\circ}18'51''$ West parallel with the West line of the Northwest $\frac{1}{4}$ of said Section 33, a distance of 660.00 feet to the true point of beginning;
thence continue North $0^{\circ}18'51''$ West a distance of 550.64 feet;
thence North $53^{\circ}25'$ West, a distance of 601.81 feet to the terminus of said described line.

Situate in the County of Skagit, State of Washington.