



201212110078
Skagit County Auditor

When recorded return to:

12/11/2012 Page 1 of 2 4:16PM

The City of Seattle
700 5th Avenue, Suite 3300
P.O. Box 34023, Real Estate Services, Room 3338
Seattle, WA 98124-9871

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 143337-OE

Grantor: Joel Hylback

Grantee: THE CITY OF SEATTLE, a municipal corporation of the State of Washington

Statutory Warranty Deed

THE GRANTOR JOEL HYLBACK, as his separate property (PROPERTY IS NOT GRANTOR'S PRIMARY RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to THE CITY OF SEATTLE, a Washington Municipal Corporation the following described real estate, situated in the County of Skagit, State of Washington:

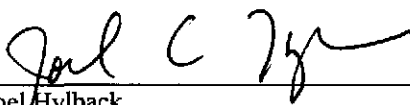
Abbreviated Legal: Ptn Gov Lots 5&6, 22-35-10 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 351022-0-017-0101, p45435

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. 143337-OE.

Dated December 4, 2012


Joel Hylback

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX


20123442
DEC 11 2012

Amount Paid \$ 139.00
Skagit Co. Treasurer
By MB Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Joel Hylback
the person(s) who appeared before me, and said person(s) acknowledged that he
signed this instrument and acknowledge it to be his free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: December 11th 2012


Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2014

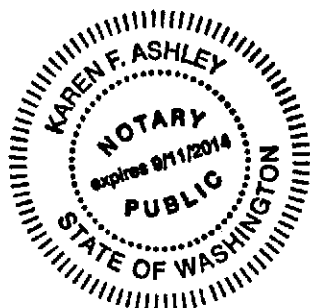


EXHIBIT A

Schedule "A-1"

143337-OE

DESCRIPTION:

A portion of that certain tract of land located in Government Lots 5 and 6 of Section 22, Township 35 North, Range 10 East, W.M., as described and recorded in the Auditor's Office, Skagit County, Washington under Auditor's File No. 729123.

Said portion being all of the above referenced tract lying Southerly and Westerly of the following described line:

Beginning at a point lying 107.50 feet North and 2510.57 feet West of the Southeast corner of said Section 22, (East line of said Section bears North 1°18'04" East);
thence North 38°10' West to the Skagit River;
thence South 38°10' East on a line projected through said point, to the South line of said Section 22,

EXCEPT that portion lying Southerly and Westerly of the following described line:

Beginning at a point lying 107.50 feet North and 2851.86 feet West of said Southeast corner of Section 22;
thence North 34°25' West to the Skagit River;
thence South 34°25' East on a line projected through said point, to the South line of said Section 22.

TOGETHER WITH a 60 foot wide roadway easement for ingress and egress lying 30 feet on each side of the following described centerline:

Beginning at a point lying 107.50 feet North and 2510.57 feet West of said Southeast corner of Section 22, said point lying on the Northeasterly line of the above described property;
thence East 194.91 feet;
thence South 84°48'32" East 211.50 feet to a point on the Westerly line of a strip of land 50 feet in width conveyed to Skagit County for roadway as recorded under Auditor's File No. 662532.

Situate in the County of Skagit, State of Washington.



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