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FORM 447

B-16673



6/10/67

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WARRANTY DEED

(STATUTORY FORM)

FOR PROPERTY WITHIN THE STATE OF WASHINGTON

The grantor s EDWARD A. CLIFFORD & JOSEPHINE CLIFFORD, his wife -

of the city of Seattle , county of King State of Washington,
for and in consideration of

- ONE THOUSAND ONE HUNDRED EIGHTY AND NO/100 - - (\$ 1180.00) dollars,
in hand paid, convey and warrant to

- MADELINE H. JOHNSON -

the following described real estate, situate in the county of Snohomish state of Washington: _____

Tract seventeen (17), Lake Stickney Tracts, as
recorded in Volume 12 of Plats, at page 76,
records of Snohomish County.



This deed is given in fulfillment of a real estate contract of
sale dated June 9, 1948, and is accepted by the purchaser as
such, and is subject to any taxes or assessments that have
accrued against said property since said date, and is also sub-
ject to any liens or encumbrances that may have been placed on
the property through the acts of the grantee.

SUBJECT TO an outstanding, undivided one-half interest in
oil, gas, hydrocarbons and other mineral rights lying at
a depth in excess of 100 feet below the present surface.

This property shall not be used for public resorts,
public amusements, manufacturing, lodges or group organ-
izations. Said property shall not be sold, rented or
used by any person not of the Caucasian race.

Dated this 7th day of January, 1949.



Edward A. Clifford
Josephine Clifford

NO SALES TAX
REQUIRED

FEB 14 1967

STATE OF WASHINGTON

County of King

OFFICIAL RECORDS

RECORDED

VOLUME 14

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STANLEY DISCOUNT AUDITOR

1000 1ST AVE SE

SEATTLE 5 WA

DEPT. OF REVENUE

STANLEY DISCOUNT

1000 1ST AVE SE

SEATTLE 5 WA

DEPT. OF REVENUE

By *Stanley Discount* Deputy

I, the undersigned, a notary public in and for the state of Washington, hereby certify that on this
7th day of January, 1949, personally appeared before me

EDWARD A. CLIFFORD & JOSEPHINE CLIFFORD -



known to be the individual s described in and who executed the foregoing instrument, and acknowledged
that they signed and sealed the same as their free and voluntary act and deed, for the uses and
purposes therein mentioned.

Given under my hand and official seal the day and year last above written.

Helene J. Rush

Notary Public in and for the State of Washington.

residing at Seattle

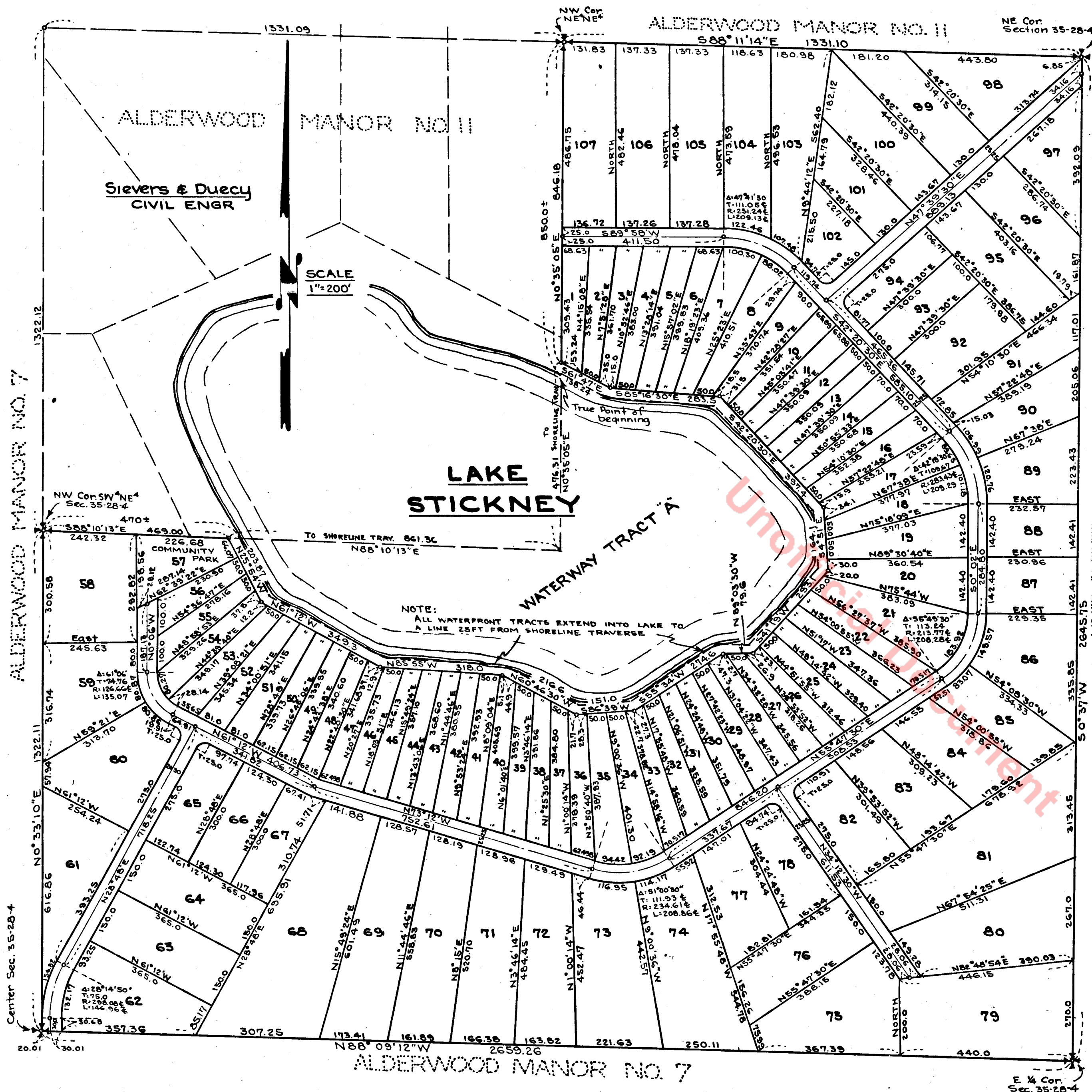
OFFICIAL RECORDS

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LAKE STICKNEY TRACTS



DEDICATION

KNOW ALL MEN BY THESE PRESENTS that Edward A. Clifford and Josephine Clifford, husband and wife, owners in fee simple of the above described tract of land as shown on the annexed plat of Lake Stickney Tracts, do hereby declare said Plat and dedicate to the public forever all roads and lanes shown thereon and reserve lot 57 of said Plat for a community park, and do hereby bind ourselves and heirs, administrators, executors, and assigns to grant to each purchaser of lots in this plat an undivided interest in said lot 57 in the proportion of an equal undivided interest to attach to each lot, each owner of a lot therein to have a perpetual right to use said community park in common with all owners of other lots therein, and reserve Waterway Tract "A" of said Plat for a community waterway and grants to each purchaser of lots in this plat an undivided interest in said Waterway Tract "A" in the proportion of a 1/109 th undivided interest to attach to each Tract. Each owner of a lot therein to have a perpetual right to use said Waterway Tract "A" in common with all owners of other lots therein.

Edward A. Clifford
Josephine Clifford

ACKNOWLEDGMENT

STATE OF WASHINGTON }
COUNTY OF SNOHOMISH } S.S.

This is to certify that on this 19 day of July, 1947, personally appeared before me, Edward A. Clifford and Josephine Clifford, husband and wife, to me known to be the individuals who executed the within and foregoing instrument and who acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Florence Kydinski
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON, RESIDING AT SEATTLE

ENGINEER'S CERTIFICATE

I, Howard F. Sievers, Partner of Sievers and Duecy, Civil Engineer, do hereby certify that the annexed Plat of LAKE STICKNEY TRACTS is based on an actual survey, and that all lots have been staked and monuments set as shown.

Howard F. Sievers
PROFESSIONAL ENGINEER

TREASURER'S CERTIFICATE

I, Verne Sievers, Treasurer of Snohomish County, Washington do hereby certify that all taxes on the above described tract of land have been fully paid up to and including the year 1948.

Verne Sievers
TREASURER, SNOHOMISH COUNTY

APPROVALS

Examined and approved this 28 day of July, 1947.

Roy Crane
COUNTY ENGINEER

Examined and approved this 28 day of July, 1947.

BOARD OF COUNTY COMMISSIONERS
Roy J. Farrell
CHAIRMAN

RECORDING

Filed for record at the office of SIEVERS & DUECY at 25 minutes past 3 o'clock P.M. on this 28 day of July, A.D. 1947 and recorded on page 76 volume 12 of Plats, records of Snohomish County Washington.

Geo. P. Dubuque
COUNTY AUDITOR
By Victor J. ...
Dputy Auditor

DESCRIPTION

The Plat of LAKE STICKNEY TRACTS embraces the following described tract of land; Commencing at the Northwest Corner of the Northeast Quarter of the Northeast Quarter (NE¹NE¹) of Section 35 T28N, R4E; thence S0°35'05"W along the West line of said NE¹NE¹ for 850.0 ft, more or less, to the shoreline of Lake Stickney, the true point of beginning; thence N0°35'05"E for 850.0 ft, more or less, to the NW Corner of the NE¹NE¹ of Section 35, T28N, R4E; thence S88°11'14"E along the North line of said Section 35 for 1331.10 ft to the NE Corner of said Section 35; thence S0°37'W along the East line of said Section 35 for 2645.75 ft to the East one quarter corner of said Section 35; thence N88°09'12"W along the East and West centerline of said Section 35 for 2659.26 ft to the center of said Section 35; thence N0°33'10"E along the North and South centerline of said Section 35 for 1322.11 ft to the NW corner of the SW¹NE¹ of said Section 35; thence S88°10'13"E along the North line of said SW¹NE¹ for 470.0 ft, more or less, to the shoreline of Lake Stickney; thence follow the shoreline of said Lake Stickney in an easterly direction to the true point of beginning.