

E-#10 4621-180

Statutory Warranty Deed
(CORPORATE FORM)

5838503

THE GRANTOR BEACON INVESTMENT COMPANY INCORPORATED, a Washington corp.
formerly Safway Mortgage and Realty Company Inc.

for and in consideration of TEN DOLLARS and other considerations

in hand paid, conveys and warrants to Bernard S. Goffe and Arna M. Goffe, his wife

the following described real estate, situated in the County of King, State of Washington:

as per attached sheet

LAWYER

5-6-50
F-7-12
13.15
The Easterly 228.00 feet of the North 100 feet of the South 500 feet of Government Lot 4, Section 19, Township 24 North, Range 5 East, W.M., lying Easterly of East Mercer Way and West of a line perpendicular to and measured along the South line of said North 100 feet, a distance of 402.00 feet from the Easterly margin of said East Mercer Way, (ALSO KNOWN AS Lot 2 of Gage's Addition to Mercer Island, an unrecorded plat;

TOGETHER WITH an easement 10 feet in width for utility purposes, across the North 10 feet of Lot 1, Gage's Addition to Mercer Island, an unrecorded plat, being that portion of the North 100 feet of the South 500 feet of Government Lot 4, Section 19, Township 24 North, Range 5 East, W.M., lying East of a line perpendicular to and measured along the South line of said North 100 feet, a distance of 402 feet from the Easterly margin of East Mercer Way;

TOGETHER WITH an easement 5 feet in width for utility purposes across the South 5 feet of Lot 3; of Gage's Addition to Mercer Island, Unrecorded plat, being that portion of the North 100 feet of the South 500 feet of Government Lot 4, Section 19, Township 24 North, Range 5 East, W.M., lying Easterly of East Mercer Way and West of a line perpendicular to and measured along the South line of said North 100 feet a distance of 174.00 feet from the Easterly margin of said East Mercer Way;

TOGETHER with an easement 20 feet in width for road and utility purposes, the centerline of which is described as follows:

Beginning on the West line of said Tract, at a point 10 feet South of the Northwest corner of said tract; thence South 89°27'00" West parallel to the North line of said Tract 180.00 feet to the point of curvature of a curve to the left having a radius of 40 feet; thence along said curve 60 feet, more or less, to the Easterly margin of East Mercer Way;

SUBJECT TO an easement for utilities across the South 5 feet thereof, and SUBJECT TO an easement for road and utility purposes described as follows:

Beginning at the Northwest corner of said tract; thence South 0°33'00" East along said West line 20.00 feet; thence North 89°27'00" East parallel to the North line 208.00 feet to the point of curvature of a curve to the right having a radius of 20 feet; thence along said curve 31.42 feet to the East line of said tract; thence North 0°33'00" West along said East line 40.00 feet to the Northeast corner of said tract; thence South 89°27'00" West along the North line 228.00 feet to the point of beginning;

Situate in the County of King, State of Washington.



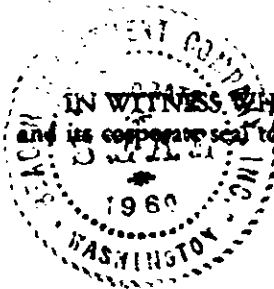
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This deed is given in fulfillment of that certain real estate contract between Charles S. Gage and Anna J. Gage, as sellers and Bernard S. Goffe and Anna M. Goffe as purchasers, dated February 25, 1961, and conditioned for the conveyance of the above described property, (E-#421126); the seller's interest in said contract having been assigned and conveyed to the grantor herein under instrument recorded on May 29, 1962, as Auditor's File No. 5432908. (E-#469330) The covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Subject to all easements, restrictions and reservations of record, if any.

TAX PAID ON CONTRACT AFF. No. 421126
M. J. R. WILLIAMS, KING COUNTY TREASURER
BY W. J. Williams DEPUTY



IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers and its corporate seal to be hereunto affixed this 27 day of January 1965

BEACON INVESTMENT COMPANY INCORPORATED

By Henry Goodman President

By Ruth Goodman Secretary

STATE OF WASHINGTON

County of King

On this 27th day of January 1965

, before me, the undersigned,

a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

Henry Goodman

and Ruth Goodman

to me known to be the President and Secretary, respectively, of

BEACON INVESTMENT COMPANY INCORPORATED

the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that THEY ARE authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Filed for Record Jan 29 1965 8:30 AM

Request of LAWYERS TITLE INS. CORP.

ROBERT A. MORRIS, County Auditor

Notary Public in and for the State of Washington,
residing at Seattle