

AFTER RECORDING MAIL TO:
Mr. and Mrs. STEVEN G. NELSON
17409 N.E. 141ST STREET
Redmond, WA 98052

STATUTORY WARRANTY DEED

Escrow No. 98909
Title Order No. 522762-4

THE GRANTOR JOHN R. SPROUSE, JR. and NANCY W. SPROUSE, Husband and Wife

for and in consideration of Ten Dollars and other good and valuable consideration, part of a 1031 deferred tax exchange in hand paid, conveys and warrants to **STEVEN G. NELSON and PATRICIA I. J. NELSON, Husband and Wife**

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

LOT 47 COVENTRY ON ENGLISH HILL, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 125 OF PLATS, PAGES 50 AND 51, IN KING COUNTY, WASHINGTON.

Assessor's Property Tax Parcel/Account Number(s): 179590-0470-09

Subject to easements, restrictions, reservations, covenants and conditions of record.

Dated: July 2, 1998

John R. Sprouse Jr
JOHN R. SPROUSE, JR.

Nancy W. Sprouse
NANCY W. SPROUSE

State of VIRGINIA

County of York)ss.

I certify that I know or have satisfactory evidence that JOHN R. SPROUSE, JR. and NANCY W. SPROUSE is/are the person(s) who appeared before me, and said person(s) acknowledged that THEY signed this instrument and acknowledged it to be THEIR free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 8, 1998



Patricia D. Eldridge
Notary Public in and for the State of Washington
Residing at Yorktown
My appointment expires
My Commission Expires October 31, 1998

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