

RECORDING MAIL TO:
Christopher M. Pollett
1855 SE Camano Drive
Stanwood, WA 98292



200001260079
Kathy Hill, Skagit County Auditor
1/26/2000 Page 1 of 3 3:41:46PM

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-92151-E
LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Warren Gilbert Jr., Marilyn Gilbert
Grantee(s): Christopher M. Pollett, Greta Pollett
Abbreviated Legal: Lot 21, CEDAR RIDGE ESTATES DIV. NO. 1
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 4622-000-021-0000/P105720

THE GRANTOR LANCE SIMS, DAN SIMS, and VERN SIMS, doing business as LDV ASSOCIATES and in WARREN GILBERT, JR. and MARILYN GILBERT, his wife, as their interest may appear for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to CHRISTOPHER M. POLLETT and GRETA POLLETT, husband and wife the following described real estate, situated in the County of Skagit, State of Washington: Lot 21, "PLAT OF CEDAR RIDGE ESTATES DIV. NO. 1", as per plat recorded in Volume 15 of Plats, pages 147 through 152, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

See Attached Exhibit A
Dated this 18th day of January 2000
By LDV Associates
By Vern Sims,
STATE OF WASHINGTON
County of SKAGIT

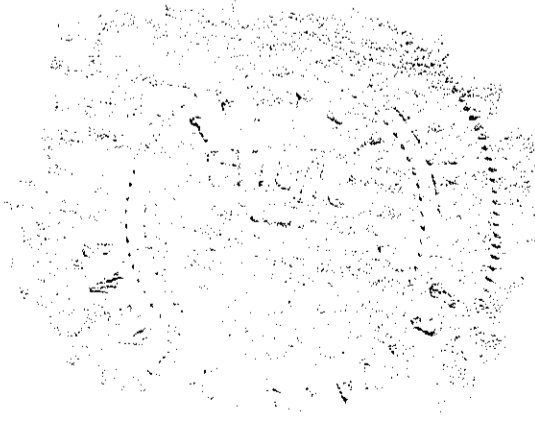
X Warren Gilbert Jr.
X Vern Sims
Warren Gilbert Jr. by Vern Sims, POA
X Marilyn Gilbert
Marilyn Gilbert, by Vern Sims, POA

SS:

On this 21st day of JANUARY, 2000 before me personally appeared VERN SIMS, who executed the within instrument as Attorney in Fact for WARREN M. GILBERT and MARILYN M. GILBERT and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed as attorney in fact for WARREN M. GILBERT and MARILYN M. GILBERT for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said WARREN M. GILBERT and MARILYN M. GILBERT is now living, and is not incompetent. Given under my hand and official seal the day and year last above written.

(Seal)

Candace M. Taylor
Candace M. Taylor
Notary Public in and for the State of WASHINGTON
Residing at MOUNT VERNON
My appointment expires: 1/01/2001



33566
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

JAN 26 2000

Amount Paid \$1,484.10
Skagit Co. Treasurer
By DC Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Vern Sims
signed this instrument, on oath stated that he is authorized to
execute the instrument and acknowledged it as the General Partner
of LDV Associates to be the free and voluntary act of such
party for the uses and purposes mentioned in this instrument.

Dated: January 26, 2000

Candace M. Taylor
Candace M. Taylor
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 01/01/01



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Exhibit A

SUBJECT TO: Assumption of Public Utility District No. 1, LUD No. 18, Account No. 4622-000-021-0001 in the original amount of \$7,790.92 dated June 16, 1994, the current principal balance being \$6,722.19, which the Grantee herein agrees to assume and pay according to the terms of said assessment; Mineral reservations as set forth in various documents of record; Easement recorded October 26, 1992, under Auditor's File No. 9210260023; Covenants, Conditions and Restrictions recorded December 23, 1993, under Auditor's File No. 9312230074; Provisions and Reservations as set forth on the face of the Plat; Easement as set forth on the face of the Plat.



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Kathy Hill, Skagit County Auditor

1/26/2000 Page 3 of 3 3:41:46PM