

READ AND CONTENT APPROVED:

X

X

Exhibit "A"
Apter Deed

Parcel "C":

The East 400 feet of Government Lot 11 in Section 7, Township 34 North, Range 3 East, W.M.;

EXCEPT that portion thereof lying North of the South right of way line of State Highway No. 536, as conveyed to the State of Washington by Deed dated August 2, 1938, and recorded November 5, 1938, in Volume 175 of Deeds, page 568, under Auditor's File No. 307273, records of Skagit County, Washington;

ALSO EXCEPT LaConner-Whitney Road;

AND ALSO EXCEPT that portion thereof condemned by the State of Washington for Highway No. 536 by Decree of Appropriation in Skagit County Superior Court Cause No. 31675.

(Said Parcel is further described as a portion of Parcel "B" of the to be executed Lease Agreement.)

Parcel "D":

The West 250 feet of the East 650 feet of that portion of Government Lot 11 in Section 7, Township 34 North, Range 3 East, W.M., lying Southerly of that parcel condemned by the State of Washington for State Highway No. 536 by Decree of Appropriation in Skagit County Superior Court Cause No. 31675.

(Said Parcel is further described as a portion of Parcel "B" of the to be executed Lease Agreement.)



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Kathy Hill, Skagit County Auditor

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Exhibit "B" /Apter Deed

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: City of Anacortes
Dated: November 14, 1930
Recorded: January 14, 1931
Auditor's No: 240245 Vol. 156, page 421
Purpose: Water main
Area Affected: Exact location not disclosed on record
Affects Parcels "A", "B", "C" and "D"

READ AND CONTENT ART
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X
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By an instrument dated February 3, 1931, filed May 2, 1931, under File No. 243029, and recorded in Volume 157 of Deeds, page 455, said easement was modified to provide that the pipes and mains involved should be at least 18 inches under the surface instead of 24 inches.

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Transmountain Oil Pipe Line Corporation
Dated: July 22, 1954
Recorded: December 8, 1954
Auditor's No: 510272
Purpose: Lay, maintain, etc., an oil pipe line
Area Affected: Exact location undisclosed on record
Affects: Parcels "A", "B", "C" and "D"

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Olympic Pipe Line Company
Dated: April 30, 1964
Recorded: June 1, 1964 and October 29, 1964
Auditor's No: 651635 and 657780
Purpose: Pipeline
Area Affected: Exact location undisclosed on record
Affects Parcels "A", "B", "C" and "D"

Condemnation by the State of Washington of rights of access to State Highway and of light, view and air, by decree entered in Skagit County Court Cause No. 31675.

Affects: Parcel "C"

SECURITY INTEREST IN GOODS UNDER THE PROVISION OF THE UNIFORM COMMERCIAL CODE:

Debtor: Mitzel's Farmhouse Inn LLC
Secured Party: Skagit State Bank
Auditor's File No. 199909030028
Collateral: All fixtures

Debtor: Mitzel's Farmhouse Inn
Secured Party: Simon D. Carey, Jr.
Auditor's File No. 199911190020
Collateral: Fixtures



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Exhibit "B" continued
SEAS/Apter Deed

READ AND CONTENT APPROVED:
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EASEMENT AND PROVISIONS CONTAINED THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: --
Recorded: October 30, 1979
Auditor's No: 7910300005
Purpose: Right to enter said premises to operate, maintain and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a danger to said lines
Affects: Portion of subject property
Affects: Parcel "C"

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Dick South and Chris L. Hansen as trustees and receivers pursuant to orders in Skagit County Superior Court, Cause No. 83-2-00046-0.
Dated: January 27, 1986
Recorded: February 13, 1986
Auditor's No: 8602130088
Purpose: Ingress, egress and utilities
Area Affected: Under the South 60 feet of Parcels "C" and "D"

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Chris S. Knudson and Marilyn Knudson, husband and wife
Dated: --
Recorded: February 13, 1986
Auditor's No: 8602130086
Purpose: Ingress, egress and utilities
Area Affected: Over, across and under the South 60 feet of Parcel "D"



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Kathy Hill, Skagit County Auditor

Exhibit "C"

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Parcel "A":

That portion of the Northeast 1/4 of the Southwest 1/4 of Section 7, Township 34 North, Range 3 East, W.M., lying Southerly of State Highway No. 1;

EXCEPT that portion condemned in Skagit County Superior Court Cause No. 31675 for State Highway.

(Said Parcel is further described as a portion of Parcel "A" of the to be executed Lease Agreement.)

Parcel "B":

Government Lot 11 in Section 7, Township 34 North, Range 3 East, W.M.;

EXCEPT that portion lying North of the South right of way line of State Highway No. 536 as conveyed to the State of Washington by Deed dated August 2, 1938, and recorded November 5, 1938 in Volume 175 of Deeds, page 568, under Auditor's File No. 307273, records of Skagit County, Washington;

ALSO EXCEPT that portion condemned by the State of Washington for State Highway No. 536 by Decree of Appropriation in Skagit County Superior Court Cause No. 31675;

AND ALSO EXCEPT the East 650 feet thereof.

(Said Parcel is further described as a portion of Parcel "A" of the to be executed Lease Agreement.)

