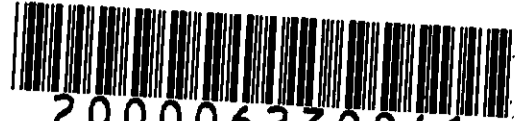


AFTER RECORDING MAIL TO:
Mr. and Mrs. Donnie G. Measamer
6972 Steelhead Lane
Burlington, WA 98233



200006230041
Kathy Hill, Skagit County Auditor
6/23/2000 Page 1 of 3 9:36:52AM

FIRST AMERICAN TITLE CO.

STATUTORY WARRANTY DEED

62390-1

Escrow No. 2000150
Title Order No. 62390

THE GRANTOR Richard D. Petersen and Pamela E. Petersen, Husband and Wife

for and in consideration of **Ten Dollars** and other good and valuable consideration

in hand paid, conveys and warrants to **Donnie G. Measamer and Christina K. Measamer, Husband and Wife**

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

LEGAL DESCRIPTION AS EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Legal Description (abbreviated): Portion Lot 20 and all Lot 21, Samish River Park No. 1

Assessor's Property Tax Parcel/Account Number(s): 3990-000-021-0002 R68699

Subject to easements, restrictions, reservations, covenants and conditions of record as shown on attached Exhibit "B" and by this reference made a part hereof.

Dated: June 20, 2000

Richard D. Petersen

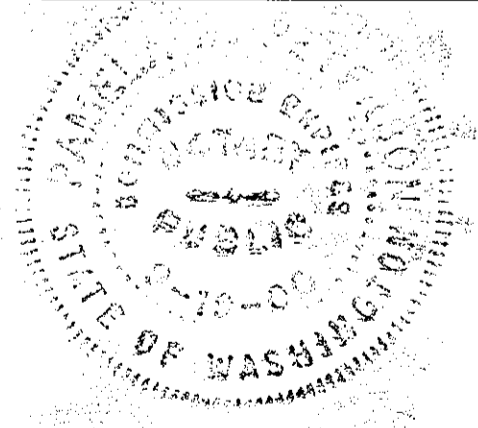
Pamela E. Petersen

State of Washington

County of Skagit }ss.

I certify that I know or have satisfactory evidence that Richard D. Petersen and Pamela E. Petersen 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: 6-21-00



Pamela M. Peterson

Notary Public in, and for the State of Washington
Residing at Marysville
My appointment expires 9-19-00

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
35916
JUN 23 2000

Amount Paid \$ 2677.50
Skagit Co. Treasurer
By Deputy

EXHIBIT A

Lots 20 and 21, "SAMISH RIVER PARK, DIVISION NO. 1", as per plat recorded in Volume 9 of Plats, pages 43 and 44, records of Skagit County, Washington;

EXCEPT that portion of said Lot 20 lying Southerly of the following described line:

Commencing at the Southeast corner of said Lot 20; thence Northerly along the East line of said Lot 20 and the arc of a curve to the right, having a radius point which bears North 67 degrees 24'30" East, 45.00 feet, through a central angle of 5 degrees 23'07", an arc distance of 4.23 feet to the TRUE POINT OF BEGINNING; thence South 77 degrees 11'00" West, 170 feet, more or less, to the West line of said Lot 20 as shown on said Plat and the terminus of this line description.

END EXHIBIT A



A. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: State of Washington, Department of Game
Recorded: May 11, 1954
Auditor's No.: 501365
Purpose: Right-of-way for sport fishermen
Area Affected: A 25 foot strip bordering and extending along the East and West sides of the Samish River

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, ATTACHED:

Dated: August 10, 1967
Recorded: August 15, 1967
Auditor's No.: 703232
Executed By: Imer E. Martin and Mabel J. Martin, husband and wife

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS AS AMENDED BY THE FOLLOWING INSTRUMENTS OF RECORD, ALL OF WHICH ARE RECORDS OF SKAGIT COUNTY, WASHINGTON: 710329, 7904120004 AND 9803230110.

C. Rights, conditions, provisions, easements and restrictions, as contained in the Dedication of the Plat, a copy of which is hereto attached.

D. Any question that may arise due to shifting or changing in course of Samish River.

E. RESERVATION CONTAINED ON THE FACE OF THE PLAT, AS FOLLOWS:

"30 foot flood control easement typical on all waterfront lots. Skagit County shall not be responsible for any flood control improvements."

"There shall be no private roads constructed for access to County Road No. 3613."

F. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company
Dated: August 9, 1929
Recorded: August 10, 1929
Auditor's No.: 225812
Purpose: Electric transmission and distribution lines
Area Affected: Undisclosed

Said easement also grants rights to cut danger trees on adjoining property and includes prohibitions against blasting within 300 feet.

G. Terms and conditions of that covenant/agreement regarding well protection zone and maintenance of such, affecting community well and surrounding area, recorded August 18, 1998, under Auditor's File No. 9808180048.

H. Terms and conditions of Critical Areas Variance Permit, CV-97-0140, as recorded under Skagit County Auditor's File No. 9708200012.

I. Terms and conditions of Mitigation Plan, Public Water System Wellhead Protection Area for Samish River Park Water Association, recorded December 2, 1997 under Skagit County Auditor's File Nos. 9712020064 and 9712020065.

J. Terms and conditions of Low Flow Mitigation Summary, as recorded May 15, 1998 under Skagit County Auditor's File No. 9805150111.

K. Terms and conditions of Protected Critical Area, recorded January 19, 1999 under Skagit County Auditor's File No. 9901190020.

L. RESERVATIONS CONTAINED IN DEED

Executed by: Richard D. Petersen and Pamela E. Petersen, husband and wife
Recorded: May 24, 1999
Auditor's No.: 9905240016
As Follows:



200006230041

Kathy Hill, Skagit County Auditor