

AFTER RECORDING MAIL TO:  
Edward L. George  
4801 Monte Vista Place  
Mount Vernon, WA 98273



200204190001  
Skagit County Auditor  
4/19/2002 Page 1 of 2 8:43AM

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: S-100800-E

LAND TITLE COMPANY OF SKAGIT COUNTY **Statutory Warranty Deed**

Grantor(s): Brian J. Finnegan, Jody L. Finnegan  
Grantee(s): Edward L. George  
Abbreviated Legal: Lot 3, MONTE VISTA TERRACE ADDITION TO SKAGIT COUNTY,  
WASHINGTON, records of Skagit County, WA  
Additional legal(s) on page: 2  
Assessor's Tax Parcel Number(s): 3956-000-019-0007/P67509

**THE GRANTOR** BRIAN J. FINNEGAN and JODY L. FINNEGAN, husband and wife  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to Edward L. George, a married person as his  
separate estate  
the following described real estate, situated in the County of Skagit , State of Washington:  
See Attached Exhibit A

Subject to: Schedule "B-1" attached hereto and made a part thereof.

#1080  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Dated this 11th day of April, 2002

APR 19 2002

By [Signature]  
Brian J. Finnegan

By \_\_\_\_\_  
Amount Paid \$ 3402.00  
Skagit Co. Treasurer

By [Signature]  
Jody L. Finnegan

By [Signature]  
Deputy

STATE OF WASHINGTON  
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Brian J. Finnegan and Jody L. Finnegan  
is the person s who appeared before me, and said  
person s acknowledged that they signed this instrument and acknowledged it to be they free and  
voluntary act for the uses and purposes mentioned in the instrument.

Dated: April 17th, 2002

[Signature]  
Carrie Huffer



Notary Public in and for the State of WASHINGTON  
Residing at Burlington  
My appointment expires: 12/31/2003

Exhibit A

Tract 3, City of Mount Vernon Short Plat No. MV-11-76, approved January 23, 1976 and recorded February 9, 1976, in Volume 1 of Short Plats, page 108, under Auditor's File No. 829866, records of Skagit County, Washington; being a portion of Lots 18 and 19, "MONTE VISTA TERRACE ADDITION TO SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 8 of Plats, pages 20 and 21, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Schedule "B-1"

S-100800-E

EXCEPTIONS:

A. Mineral rights as reserved by W.M. Lindsey and Emma J. Lindsey, Husband and Wife, by Deed recorded September 25, 1900, in Volume 41 of Deeds, page 291, records of Skagit County, Washington. Said mineral rights are now vested in Skagit County.

B. RESTRICTIONS IMPOSED BY AN INSTRUMENT, AS HERETO ATTACHED:

Dated: August 24, 1961  
Recorded: August 25, 1961  
Auditor's No.: 611564, in Volume 318 of Deeds, page 318

C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated: June 23, 1977  
Recorded: July 6, 1977  
Auditor's No.: 859940  
Executed By: Property owners of Monte Vista Terrace Addition

D. The face of the Short Plat sets forth the following:

Water Supply - Water of sufficient quantity and quality will be available to this tract of land from Public Utility District No. 1;

Sewage Disposal - Sewer Service will be available to this tract by Local Improvement District No. 229.

E. AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

Between: Kim Gilley  
And: Lawrence V. Harris  
Dated: February 4, 1997  
Recorded: February 4, 1997  
Auditor's No.: 9702040094  
Regarding: Sewer agreement

