

AFTER RECORDING MAIL TO:
John Haferkamp
981 Peterson Road
Burlington, WA 98233



200211270198
Skagit County Auditor

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Filed for Record at Request of
Wells Fargo Escrow Company
Escrow Number: 04-00737-02

Statutory Warranty Deed

FIRST AMERICAN TITLE CO.
B71431

Grantor(s): The Great American Dream, Inc., dba Landmark Building and Development

Grantee(s): John D. Haferkamp

Abbreviated Legal:

Ptn. Lot 47, "Burlington Acreage", aka Lot 3, Short Plat No. Burl 4-00

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 3867-000-047-0800

THE GRANTOR The Great American Dream, Inc., dba Landmark Building and Development, a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to John D. Haferkamp, a Single Person the following described real estate, situated in the County of Skagit, State of Washington

Lot 3, of Burlington Short Plat No. SS-4-00, approved September 18, 2001, recorded September 20, 2001, under Auditor's File No. 200109200010, being a portion of Lots 3 and 4, Burlington Short Plat No. 90-28, approved August 20, 1990, and recorded August 22, 1990, under Auditor's File No. 9008220013.

SUBJECT TO: Exhibit "A" hereto attached and made a part hereof.

Dated: 11/27/02

5589
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

The Great American Dream, Inc., dba Landmark Building and Development

[Signature]
By: John Ellis, President

NOV 27 2002

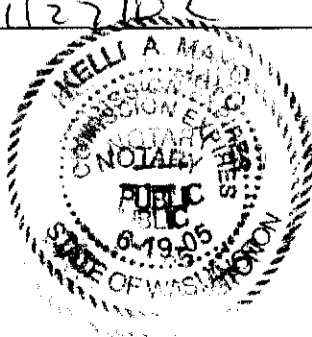
Amount Paid \$ 2581.00
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that John Ellis

is/are the person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument on oath and stated that he/she/they is/are authorized to execute the instrument and acknowledge it as the President of The Great American Dream, Inc., dba Landmark Building and Development as the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 11/27/02



[Signature]
Kelli A. Mayo
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 6/19/05

EXHIBIT "A"

A. NOTICE OF ANNEXATION, TERMS AND PROVISIONS THEREOF:

City: Burlington
Ordinance No.: 1370
Recorded: December 15, 1998
Auditor's No.: 9812150126

B. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc.
Dated: April 26, 2001
Recorded: May 8, 2001
Auditor's No: 200105080129
Purpose: "... utility systems for purposes of transmission, distribution and sale of gas and electricity. . ."
Area Affected: All streets, easements and a 10 foot strip adjacent thereto

C. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.: SS 4-00
Recorded: September 20, 2001
Auditor's No: 200109200010
(Copy attached)

Said matters include but are not limited to the following:

a. Easement Dedication:

An easement is hereby reserved for and granted to City of Burlington, Public Utility District No. 1, Puget Sound Energy, Verizon, Cascade Natural Gas Corp., and TCI Cablevision of Washington, Inc., and their respective successors and assigns, under and upon the exterior ten (10) feet of front boundary line of all lots and tracts and other utility easements shown on the face of the plat, in which to install, lay, construct, renew, operate, maintain and remove utility systems, line, fixtures, sidewalks and appurtenances attached thereon for the purpose of providing utility services to the subdivision and other property, together with the right to enter upon the lots and tracts at all times for the purposes stated, with the understanding that any grantee shall be responsible for all unnecessary damage it causes to any real property owner in the subdivision by the exercise of rights and privileges herein granted.

b. EASEMENT AS DELINEATED AND/OR DEDICATED ON THE FACE OF THE SHORT PLAT:

Purpose: Ingress, egress and utilities
Affects: Westerly portion

c. Short Plat Number and Date of Approval shall be included in all Deeds and Contracts.

Water - Public Utility District No. 1.

Sewage Disposal - City of Burlington.

Garbage Collection - Will be at Peterson Road.

All maintenance and construction of private roads are the responsibility of the lot owners and the responsibility of maintenance shall be in direct relationship to usage of road.

Floodplain - Buyer should be aware that this Short Plat is located in the flood plain and significant elevation may be required for the first floor of residential construction. Contact City of Burlington Building Department for details.

Landscaping and maintenance standards shall be met, including planting at least one tree per lot, a shrub adjacent to the house and grass seeding the lawns before final building permit.

New homes shall be constructed on-site.



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Skagit County Auditor