

**AFTER RECORDING MAIL TO:**  
MR. and MRS. MARK A. FLEISCHBEIN  
4513 KINGSWAY  
Anacortes, WA 98221



200302280160  
Skagit County Auditor

2/28/2003 Page 1 of 2 11:40AM

FIRST AMERICAN TITLE CO.

**STATUTORY WARRANTY DEED**

72530

Escrow No. 30059LHL  
Title Order No. 72530

**THE GRANTOR LINDA R. BROWN, A MARRIED WOMAN, AS HER SEPARATE ESTATE**

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

in hand paid, conveys and warrants to **MARK A. FLEISCHBEIN and KYLE C.B. FLEISCHBEIN, husband and wife**

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

**Lot 66, Skyline No. 4, according to the Plat thereof recorded in Volume 9 of Plats, Page 61, records of Skagit County, Washington.**

Situate in the County of **Skagit**, State of Washington.

Assessor's Property Tax Parcel/Account Number(s): **3820-000-066-003 (P59281)**

**SUBJECT TO: EXCEPTIONS SET FORTH ON EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF AS IF FULLY EXPRESSED HEREIN.**

Dated: February 13, 2003

Linda R. Brown  
LINDA R. BROWN

911  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Gregory Manion  
GREGORY MANION

FEB 28 2003

5073.00

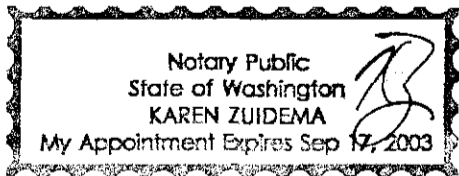
State of Washington

Amount Paid \$  
Skagit Co. Treasurer  
by SS. ls Deputy

County of Skagit

I certify that I know or have satisfactory evidence that LINDA R. BROWN and GREGORY MANION are the persons who appeared before me, and said persons 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: 2/14/03



Manion  
Notary Public in and for the State of Washington  
Residing at Anacortes  
My appointment expires 9/17/03

EXHIBIT "A"

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Skyline No. 4  
Volume/Page: Volume 9, Pages 61 and 62  
(Copy attached)

Said matters include but are not limited to the following:

1. The right reserved in the dedication of the plat to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and alleys

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

Declaration Dated: November 6, 1968  
Recorded: November 22, 1968  
Auditor's No.: 720642  
Executed By: Skyline Associates, a limited partnership

C. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES

For: Install, lay, construct, renew, operate and maintain underground conduits, cables and wires with necessary facilities and other property with electric and telephone service  
In Favor Of: Puget Sound Power & Light Company and General Telephone Company of the Northwest and their respective successors and assigns  
Recorded: December 9, 1968  
Auditor's No.: 721184  
Affects: The exterior 5 feet and rear boundary lines and under and upon the exterior 2.5 feet of side boundary lines

D. Provision contained in deeds through which title is claimed by other lot owners in said subdivision from Skyline Associates, which may be notice of a general plan, as follows:

"Purchaser agrees and covenants that the above described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of SKYLINE BEACH CLUB, INC., a Washington nonprofit corporation, and purchaser acknowledges that he has received a copy of the Articles of Incorporation and By-Laws of the said nonprofit corporation."

E. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES:

For: Free and unobstructed passage of aircraft aircraft in and through airspace over and above subject property  
In Favor Of: Port of Anacortes  
Recorded: January 20, 1972  
Auditor's No.: 763227

