

When Recorded Return to:
LLOYD P. FETTERLY
PATRICIA C. FETTERLY
614 N. 6th Street
Tacoma WA 98403



200305160174

Skagit County Auditor

5/16/2003 Page 1 of 2 3:49PM

Chicago Title Company - Island Division

Order No: BE7659 MJJ

C 26933 ✓

STATUTORY WARRANTY DEED

THE GRANTOR JIM L. ZACHARIASEN and KIM T. ZACHARIASEN, husband and wife

for and in consideration of One Hundred Thirty-Nine Thousand and 00/100...(\$139,000.00) DOLLARS in hand paid, conveys and warrants to LLOYD P. FETTERLY and PATRICIA C. FETTERLY, husband and wife

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

Portion of the Northeast Quarter of the Southwest Quarter and a Portion of the Northwest Quarter of the Southeast Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian as more fully described in Exhibit " which is attached hereto and made a part hereof.

Tax Account No. : 360322-3-001-0002 P48064, 360322-4-002-0009 P48080

Subject to: Restrictions, reservations and easements of record and Skagit County Right To Farm Ordinance as described below:

Skagit County has established a policy for unincorporated areas to protect and encourage agriculture and forestry operations. If your real property is located near an agriculture or forestry operation, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, fumes, dust, flies, and other associated pests, the operation of machinery of any kind during any 24-hour period, the storage and disposal of manure, and the application of fertilizers, soil amendments, and pesticides. If conducted in compliance with local, state, and federal laws, these inconveniences or discomforts are hereby deemed not to constitute a nuisance as provided in Chapter 7.48 RCW for purposes of the Skagit County Code and shall not be subject to legal action as a public nuisance.

Dated: May 12, 2003

JIM L. ZACHARIASEN

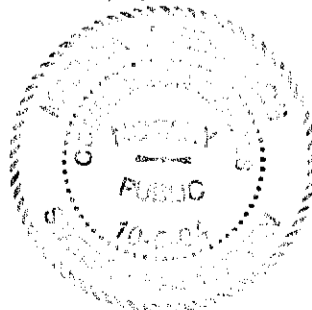
KIM T. ZACHARIASEN

STATE OF WASHINGTON
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that JIM L. ZACHARIASEN and KIM T. ZACHARIASEN 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 therein mentioned in this instrument.

Dated: May 13, 2003

Marcia J. Jennings
Notary Public in and for the State of Washington
Residing at Sedro Woolley
My appointment expires: 10/5/2004



2356
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 16 2003

Amount Paid \$ 2126.70
By Skagit Co. Treasurer
Deputy

Exhibit "A"

PARCEL I:

That portion of the Northwest Quarter of the Southeast Quarter and of the Northeast Quarter of the Southwest Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian; described as follows:

Beginning at the Northwest corner of said Northwest Quarter of the Southeast Quarter (center of Section 22);
thence South 89°34'13" East, 634.00 feet along the North line of said Northwest Quarter of the Southeast Quarter to the true point of beginning;
thence continue along said North line South 89°34'13" East, 697.33 feet to the Northeast corner of said Northwest Quarter of the Southeast Quarter;
thence South 45°36'24" West, 878.00 feet on a line run between the Northeast corner of said Northwest Quarter of the Southeast Quarter to the Southwest corner of said Northwest Quarter of the Southeast Quarter, being the Southeasterly line of that certain Parcel "A" described on Quit Claim Deed to Gail M. Anderson, Kim T. Zackariassen and David C. Haseselberg, recorded under Skagit County Auditor's File No. 9808260087;
thence North 44°23'36" West, 300.00 feet;
thence South 45°36'24" West, 770.08 feet to the toe of the hill which defines the uplands to the Northeast, identified on Skagit County Comprehensive Plan dated November 1, 1999 as Rural Reserve (RRV) and the lowlands to the Southwest, identified on Skagit County Comprehensive Plan dated November 1, 1999 as Natural Resource Land (AG-HRL) Agriculture-NRL;
thence along said toe of the hill, also being the land use boundary line as follows:
North 43°35'15" West, 122.06 feet;
thence North 56°04'10" West, 27.82 feet;
thence North 66°52'17" West 45.74 feet to a point bearing South 45°36'24" West from the true point of beginning;
thence North 45°36'24" East, 1,174.88 feet, more or less, to the true point of beginning;

PARCEL II:

TOGETHER WITH a 60.00-foot wide non-exclusive mutually beneficial easement for ingress, egress and utilities described as follows:

A 60.00-foot wide easement for ingress, egress and utilities over, under and across a portion of the Northwest Quarter of the Southeast Quarter and a portion of the Northeast Quarter of the Southwest Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian; said easement being 30.00 feet right and 30.00 feet left of the following described centerline:

Commencing at the Northwest corner of said Northwest Quarter of the Southeast Quarter of said Section 22 (center of section);
thence South 0°25'37" East 1,303.90 feet along the West line of said Northwest Quarter of the Southeast Quarter to the Southwest corner of said Northwest Quarter of the Southeast Quarter of Section 22;
thence North 45°36'24" East 248.72 feet along a line run from said Southwest corner of the Northwest Quarter of the Southeast Quarter to the Northeast corner of said Northwest Quarter of the Southeast Quarter to the true point of beginning of said centerline;
thence North 19°09'39" West, 8.36 feet;
thence North 29°22'51" West, 263.33 feet;
thence North 40°28'05" West, 218.24 feet;
thence North 34°00'24" West, 232.82 feet;
thence North 56°13'26" West, 70.68 feet;
thence North 73°49'42" West, 267.96 feet;
thence North 61°15'34" West, 48.63 feet;
thence North 27°37'35" West, 41 feet, more or less, to the Northeasterly line of that certain Parcel B described in Quit Claim Deed to Gail Marine Anderson, Kim T. Zackariassen and David C. Hasselberg, recorded under Skagit County Auditor's File No. 9808260087 and being the terminus of said centerline;

ALL situated in Skagit County, Washington.

- End of Exhibit "A" -



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Skagit County Auditor