

ACKNOWLEDGMENT

ATTACHED TO and made a part
of Deed of Trust

STATE OF New York }
County of Suffolk } SS:

On this 12 day of October before me personally appeared KATHRYN JONES, to me known to be the individual described in and who executed the foregoing instrument for herself and as Attorney in Fact for DANIEL JONES and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written. Belinda Bender
(Seal)

Notary Public in and for the State of _____
Residing at _____
My appointment expires: _____

BELINDA BENDER
NOTARY PUBLIC, State of New York
No. 4811963
Qualified in Suffolk County
Commission Expires Nov. 30 06



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Skagit County Auditor

SUBJECT TO

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND CONDITIONS THEREOF:

Grantee:	Puget Sound Power & Light Company, a Washington corporation
Purpose:	The right to construct, operate, maintain, repair, replace and enlarge an underground electric transmission and/or distribution system
Area Affected:	A strip of land 10 feet in width across all lots, tracts and spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road right of way.
Recorded:	December 9, 1991
Auditor's No.:	9112090089

B. Conditions contained in the Dedication of said Plat, as follows:

"...dedicates to the use of the public forever, the streets and avenues shown hereon and the use thereof for all public purposes consistent with the use thereof for public highway purposes together with the right to make all necessary slope for cuts and fills upon the lots and blocks shown hereon in the original reasonable grading of all such streets and avenues shown hereon."

C. Notes contained on the face of the Plat, as follows:

This Plat is located within the floodplain of the Skagit River (Flood Zone AO1). Finished floor elevation may have to be elevated to comply with floodplain requirements. See City of Mount Vernon Building Officials for details.

D. Sewer Assessment Credit contained on the face of the Plat, as follows:

Each lot in this plat shall receive a one time credit in the amount of \$900.00 against the sewer capacity charge. This credit shall be given at the time of sewer permit issuance.

E. Easement provisions contained on the face of the Plat, as follows:

An easement is hereby reserved for and granted to City of Mount Vernon, Public Utility District No. 1, Puget Sound Power and Light Company, G.T.E., Cascade Natural Gas Corp., and TCI Cablevision of Washington, Inc., and their respective successors and assigns under and upon the exterior seven (7) feet of front boundary lines 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, and appurtenances attached thereto, for the purpose of providing utility service 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.



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EXCEPTIONS CONTINUED:

F. Private Drainage Easement contained on the face of the Plat, as follows:

An easement for the purpose of conveying local storm water runoff is hereby granted in favor of all abutting lot owners in the areas designated as private drainage easements. The maintenance of private drainage easements established and granted herein shall be the responsibility of, the costs thereof shall be borne equally by, the present and future owners of the abutting property and their heirs, personal representatives, and assigns.

The City of Mount Vernon is hereby granted the right to enter said easements for emergency purposes at its own discretion.

G. Note regarding Tract A as shown on the face of the Plat, as follows:

A strip of land to be conveyed to the City of Mount Vernon to be used for ingress and egress to Lot 19 and for utilities and pedestrian access to West Street. Lot 19 is to have full landscaping privileges of said strip upon approval by the City of Mount Vernon. No vehicular access is allowed to West Street from said strip.

H. DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND THE TERMS AND CONDITIONS THEREOF:

Recorded:	March 27, 1992
Auditor's No.:	9203270023
Declarant:	Westside Associates, Limited Partnership
(copy attached)	



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