

AFTER RECORDING MAIL TO:
Mr. and Mrs. Charles Cobun
2309 Skyline Way
Anacortes, WA 98221



200509190006
Skagit County Auditor

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Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: A85285

FIRST AMERICAN TITLE CO.
A85285

Statutory Warranty Deed

*John P. Doolittle and Priscilla J. Doolittle, Trustess of the
Grantor(s): *John P. Doolittle and Priscilla J. Doolittle Revocable Declaration of Trust Dated March 23, 1988
Grantee(s): Charles Cobun and Susan Cobun
Assessor's Tax Parcel Number(s): 4547-000-103-0100, P103487

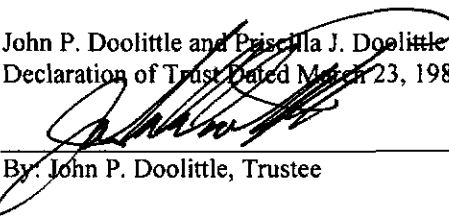
THE GRANTOR John P. Doolittle and Priscilla J. Doolittle Revocable Declaration of Trust Dated March 23, 1988, as trustee for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to Charles Cobun and Susan Cobun, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Unit 103W, "BAYSIDE WEST, A CONDOMINIUM", according to Amendment Declaration thereof recorded under Auditor's File No. 9712150128, and Amended Survey Map and Plans thereof recorded in Volume 1520 of Official Records, page 390, being a revision of Volume 15 of Plats, pages 95 through 100, inclusive, records of Skagit County, Washington.

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "A" attached hereto.

Dated: September 11, 2005

John P. Doolittle and Priscilla J. Doolittle Revocable
Declaration of Trust Dated March 23, 1988

By:  John P. Doolittle, Trustee

By:  Priscilla J. Doolittle, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

5154

SEP 19 2005

9706⁰⁰

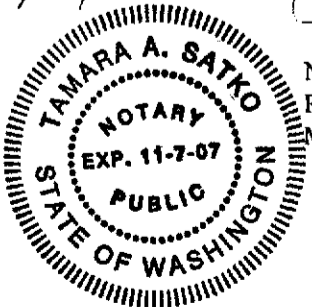
STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

I certify that I know or have satisfactory evidence that John P. Doolittle and Priscilla J. Doolittle, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 9/16/05





Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 11/7/07

EXCEPTIONS:

A. Any lien or liens that may arise or be created in consequences of or pursuant to an Act of the Legislature of the State of Washington entitled "An Act prescribing the way in which waterways for the uses of navigation may be excavated by private contract, providing for liens upon lands belonging to the State, granting rights-of-way across lands belonging to the State approved March 9, 1983."

(Affects tidelands)

B. Reservations contained in deed from the State of Washington recorded under Auditor's File No. 91959, reserving to the grantor all oil, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working the same and providing that such rights shall not exercised until provision has been made for full payment of all damages sustained by reason of such entry.

(Affects tidelands)

Right of the State of Washington or its successors, subject to payment of compensation therefore, to acquire rights-of-way for private railroads, skid roads, flumes, canals, water courses or other easements for transporting and moving timber, stone, minerals and other products from this and other property, as reserved in deed referred to above.

C. Terms, provisions and reservations under the Submerged Land Act (43 U.S.C.A. 1301 through 1311) and the rights of the United States of America to regulate commerce, navigation, flood control, fishing and production of power.

D. EASEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Grantee:	Puget Sound Power & Light Company
Recorded:	January 26, 1962
Auditor's No:	617291
Purpose:	Electric transmission and/or distribution line(s), together with necessary appurtenances
Area Affected:	The exact location is not disclosed on the record

E. TERMS, CONDITIONS AND PROVISIONS AS SET FORTH IN THAT CERTAIN "CLARIFICATION DEED OF EASEMENT"

Grantor:	Skyline Marine Owners Association
Grantee:	Skyline Associates
Auditor's No.:	7908080063



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F. Provisions and conditions contained in the Dedication of Plat of Skyline No. 19, according to the plat thereof recorded in Volume 13 of Plats, page 19, records of Skagit County, Washington, as follows:

Right of the public to make all necessary slopes for cuts and fills and the right to continue to drain said roads and ways over and across any lot where water might take a natural course in the reasonable original grading of the roads and ways hereon. Following reasonable original grading of the ways and roads hereon, no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road right-of-way, or to hamper proper road drainage. Any enclosing of drainage waters in culverts or drains or rerouting thereof across any lot as may be undertaken by or for the owner of any lot shall be done by and at the expense of such owner.

G. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: August 14, 1980
Recorded: August 19, 1980
Auditor's No.: 8008190071
Executed By: Skyline Associates

(Affects the Plat of Skyline No. 19, recorded in Volume 13 of Plats, page 19.)

H. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: August 14, 1980
Recorded: August 19, 1980
Auditor's No.: 8008190072
Executed By: Skyline Associates

(Affects the Plat of Skyline No. 19, recorded in Volume 13 of Plats, page 19.)

I. EASEMENT AGREEMENT, INCLUDING THE TERMS, COVENANTS AND PROVISIONS THEREOF, ENTERED INTO:

By: Harold Mousel and
Between: Skyline Associates, et al
Recorded: July 31, 1981
Auditor's No.: 8107310041
Providing: For a right-of-way, restrictions and obligations relating to access to the herein described premises

J. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Cascade Natural Gas Corporation
Recorded: August 31, 1984
Auditor's No.: 8408310010
Purpose: Oil and gas pipeline
Affects: The South 1/2 of Tract B, Skyline No. 18



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

Purpose: Access and utilities
Affects: A 20-foot strip of subject property

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

Purpose: Existing underground cables
Affects: As shown thereon and located

M. Terms, provisions, covenants, conditions, definitions, options, obligations, easements and restrictions as may be contained in Condominium Declaration of the hereinafter named Condominium, a Horizontal Property Regime, and as may be contained in the By-Laws adopted pursuant to said Declaration:

Condominium: Bayside West Condominium
Recorded: July 2, 1993
Auditor's No.: 9307020030

N. Terms, provisions, requirements and limitations contained in the Horizontal Property Regimes Act (Condominiums), Chapter 156, Laws of 1963 (RCW 64.32) as now amended, or as it may hereafter be amended.

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

Recorded: December 15, 1997
Auditor's File No.: 9712150128
Purpose: Common driveway
Affects: As shown and located

P. REMARK CONTAINED ON THE FACE OF SAID PLAT, AS FOLLOWS:

All of the existing and future access and utility facilities shown on this drawing and on the "Survey Map" of "Bayside Short Plat" are to be shared with the existing and proposed developments on all three tracts of "Bayside Short Plat", unless noted and/or designated otherwise.

Q. EASEMENT AGREEMENT, AND THE TERMS AND PROVISIONS THEREIN:

Recorded: November 15, 1990
Auditor's No.: 9011150091
Parties: Harold Mousel and Violet Mousel, and
Bayside East Condominium Association, a
Washington Non-Profit Corporation



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R. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, A COPY OF WHICH IS HERETO ATTACHED:

Dated: November --, 1990
Recorded: November 13, 1990
Auditor's No: 9011130073
Executed by: Harold W. Mousel and Violet J. Mousel

Amended Declaration for Bayside West and the terms and conditions therein, recorded July 2, 1993, under Auditor's File No. 9307020031.

S. First Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded August 4, 1995, under Auditor's File No. 9508040087.

T. Second Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded February 15, 1996, under Auditor's File No. 9602150091.

U. Third Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded December 15, 1997, under Auditor's File No. 9712150128.

V. Fourth Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded February 8, 1999, under Auditor's File No. 9902080244.



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