

AFTER RECORDING MAIL TO:
Mr. and Mrs. James A. Cook

26135 Miskler Rd.
Sedro Woolley, WA 98284



200509200167
Skagit County Auditor

9/20/2005 Page 1 of 5 4:16PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: 85707

Statutory Warranty Deed

Grantor(s): Maxine M. Graham
Grantee(s): James A. Cook and Terri E. Cook
Assessor's Tax Parcel Number(s): 351133-2-002-0001, P46309

FIRST AMERICAN TITLE CO.
85707

THE GRANTOR**for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to James A. Cook and Terri E. Cook, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

The Northwest 1/4 of the Northwest 1/4 of Section 33, Township 35 North, Range 11 East, W.M.

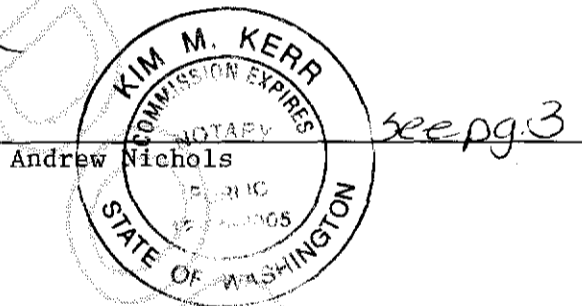
**Maxine Graham, as her separate estate as to a 1/3 interest, Dorothy Pertz, fka Dorothy Ann Buddemeir, as her separate estate as to a 1/3 interest and Andrew Nichols as Personal Representative of the Estate of Lynn Nichols, deceased, as to a 1/3 interest.

Subject to Restrictions attached hereto

Dated: August 10, 2005

Maxine M. Graham
Maxine M. Graham

see pg. 2
Dorothy Pertz



STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Maxine M. Graham, 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: 9-17-05

Kim M. Kerr

5206
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 12/15/05

SEP 20 2005
Amount Paid \$ 1,518.00
Skagit County Treasurer
By: RC Deputy

pg. 1 of 4

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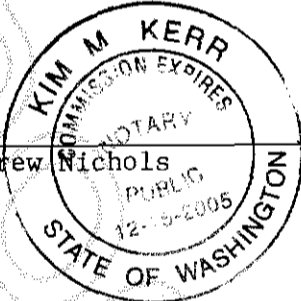
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Dated: August 10, 2005

Maxine M. Graham
Maxine M. Graham

Dorothy Pertz
Dorothy Pertz

Andrew Nichols see pg.3
Andrew Nichols



STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Maxine M. Graham, 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

Kim M. Kerr
Notary Public in and for the State of Washington
Residing at Malet Vernon
My appointment expires: 12-11-05

pg. 2 of 4



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Dated: August 10, 2005 *see pg. 1*

Maxine M. Graham
Maxine M. Graham

see pg. 2.
Dorothy Pertz

Andrew Nichols
Andrew Nichols

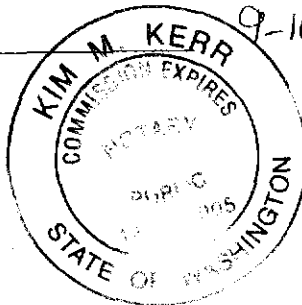
STATE OF Washington
COUNTY OF Skagit

SS:

see pg 4 for Jurat
andrew nichols

I certify that I know or have satisfactory evidence that Maxine M. Graham, 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



Kim M. Kerr
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 12/15/05

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200509200167
Skagit County Auditor

STATE OF WASHINGTON, }
County of Skagit } ss.

ACKNOWLEDGMENT - Representative Capacity

I certify that I know or have satisfactory evidence that Andrew Nichols
is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she
was authorized to execute the instrument and acknowledged it as the administrator of
Estate of Lynn Mitchell

to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal the day and year last above written.



Kim M. Kerr
Notary Public in and for the State of Washington,
residing at Fort Vernon
My appointment expires 12/15/05

pg. 4 of 4.



200509200167
Skagit County Auditor

Schedule "B-1"

EXCEPTIONS:

A. EASEMENT AND PROVISIONS CONTAINED THEREIN AS CREATED OR DISCLOSED INSTRUMENT:

In Favor Of: Bradsberry Logging Co.
Recorded: December 1, 1954
Auditor's No.: 509930
For: Right-of-Way Agreement
Affects: Any and all logging roads which have heretofore been constructed and all logging roads which may hereafter be constructed on, over, and across Section 29, 32 and 33

B. Said right-of-way was assigned on November 29, 1954 by instrument recorded under Auditor's File No. 509931.



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