

When recorded return to:

Mr. and Mrs. Lawrence G. Evans
9258 Avon Allen Rd.
Bow, WA 98232

Recorded at the request of:
First American Title
File Number: 89553



200610230189
Skagit County Auditor

10/23/2006 Page 1 of 3 1:39PM

Statutory Warranty Deed

THE GRANTORS Bruce C. Solwold and Barbara L. Solwold, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Lawrence G. Evans and Sandra L. Evans, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

FIRST AMERICAN TITLE CO.

89553E

Abbreviated Legal:

Ptn. Tract 1, "L.W.L. CO'S SAMISH RIVER ACREAGE, PLAT NO. 1"

Tax Parcel Number(s): 3989-001-001-0303, P68605

5470
SKAGIT COUNTY - WASHINGTON
Real Estate Excise Tax

PARCEL "A"

The West 270 feet of the following described tract:

That portion of Tract 1, L.W.L. Co.'s SAMISH RIVER ACREAGE, Plat NO. 1" according to the Plat thereof, recorded in Volume 3 of Plats, page 69, records of Skagit County, Washington, described as follows:

OCT 23 2006

Amount Paid \$ 8816.00
Skagit County Treasurer
By: *W. W. W.* Deputy

Beginning at the Northeast corner of the Southeast 1/4 of the Northeast 1/4 of Section 23, Township 35 North, Range 3 East, W.M.; thence South a distance of 100 feet; thence West a distance of 435.6 feet; thence North a distance of 100 feet; thence East a distance of 435.6 feet to the point of beginning.

PARCEL "B"

An easement for roadway and utility purposes recorded May 27, 1975, under Auditor's File No. 818004, records of Skagit County, Washington, over the following described tract.

The South 30 feet of the North 130 feet of the East 435.60 feet of Lot 1, "SAMISH RIVER ACREAGE", Section 23, Township 35 North, Range 3 East, W.M.

SUBJECT TO: Covenants, Conditions, Restrictions and Easements as per the attached Schedule B-1 and by this reference made a part hereof.

Dated 10-16-06

Bruce C. Solwold
Bruce C. Solwold

Barbara L. Solwold
Barbara L. Solwold

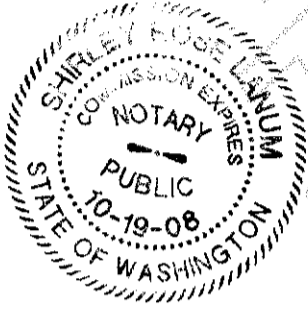
STATE OF Washington
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that Bruce C. Solwold and Barbara L. Solwold, 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: 10-16-06

Shirley Rose Lennum

Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 10-19-2008



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Schedule "B-1"

EXCEPTIONS:

A. DECLARATION OF EASEMENTS, COVENANTS AND ROAD MAINTENANCE AGREEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Dated: May 20, 1975
Recorded: May 27, 1975
Auditor's No.: 818004
Affects: Parcel "B"

B. RESERVATION CONTAINED IN DEED

Executed by: Norma J. Edson
Recorded: November 19, 1997
Auditor's No.: 9711190031
As Follows: The above described property will be combined or aggregated with contiguous property owned by the grantee. This boundary adjustment is not for the purpose of creating an additional building lot."
Affects: The East 70 feet

C. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Janet Berger
And: Bruce and Barbara Solwold
Dated: August 31, 2000
Recorded: February 26, 2001
Auditor's No.: 200102260114
Regarding: Setback easement

Note # 1.: We note the following recorded documents which may affect building or land use. Governmental regulations are not a matter of title insurance and said documents are shown as a courtesy only. Reference is made to the record for the full particulars. Matters set forth in said notice/agreement (s) may have expired, changed or may change in the future without recorded notice.

Auditor's File No.: 200102260112
Document Title: Notice
Regarding: Development Activities On or Adjacent to Designated Natural Resource Lands

Auditor's File No.: 200102260113
Document Title: Notice
Regarding: Structure which is within 200 feet of a Skagit County designated natural resource land.

Auditor's File No.: 200103010084
Document Title: Agreement
Regarding: Low Flow Mitigation Summary



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