

When recorded return to:

John N. Lewis
3402 G Avenue
Anacortes, WA 98221



200610310217
Skagit County Auditor

10/31/2006 Page 1 of 2 3:33PM

Recorded at the request of:
First American Title
File Number: A89640

Statutory Warranty Deed

THE GRANTORS Nathan J. Simpson and Sarah A. Simpson, husband and wife 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 John N. Lewis, a married man as his separate estate the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lots 12 and 13, and ptn. Lot 14, Block 1109, "NORTHERN PACIFIC ADDITION TO ANACORTES"

FIRST AMERICAN TITLE CO.

A89640E-1

Tax Parcel Number(s): P120092, 3809-109-014-0100

Lots 12, 13 and the East 25 feet of Lot 14, Block 1109, "NORTHERN PACIFIC ADDITION TO ANACORTES", according to the plat thereof recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington.

(Also known as Lot "D" of Survey recorded February 14, 2003, under Auditor's File No. 200302140054.)

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

Dated October 26, 2006

Nathan J. Simpson
Nathan J. Simpson

Sarah A. Simpson
Sarah A. Simpson
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

OCT 31 2006

Amount Paid \$ 5523.00
By ly Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Nathan J. Simpson and Sarah A. Simpson, 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: 10/30/06

Wicki L Hoffman
Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 10-8-09



EXCEPTIONS:

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: February 14, 2003
Auditor's No.: 200302140054

Said matters include but are not limited to the following:

1. Utility services are shown where visible. Underground services may be located adjacent to or within the boundaries of this property.

B. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc., a Washington corporation
Dated: April 10, 2003
Recorded: April 22, 2003
Auditor's No.: 200304220084
Purpose: The right to construct, operate, maintain, repair, replace, improve, remove, enlarge, and use the easement area for one or more utility systems for purposes of transmission, distribution and sale of electricity. Such systems may include, but are not limited to: underground facilities

Area Affected: Lying adjacent to West 5th Street



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