

When recorded return to:
Mr. and Mrs. Philip Greger
9676 Evergreen Drive
Bellevue, WA 98004



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200701170119
Skagit County Auditor

Recorded at the request of:
First American Title
File Number: A90047

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Statutory Warranty Deed

THE GRANTOR J M L B Partnership, a Washington Partnership for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Phil Greger and Brenda Greger, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

FIRST AMERICAN TITLE CO.
A90047E

Abbreviated Legal:
Section 36, Township 36, Range 1; Ptn. N 1/2 SE SE and Gov. Lots 4 and 5

Tax Parcel Number(s): P46934, P46841, P46842, 360136-0-002-0003, 360136-0-001-0004, 360136-4-006-0001

The North 1/2 of the Southeast 1/4 of the Southeast 1/4; and Government Lots 4 and 5, in Section 36, Township 36 North, Range 1 East, W.M., EXCEPT Guemes Island Road along a Northerly portion of the East line thereof; ALSO EXCEPT other County road rights-of-way, if any.

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

Dated January 4, 2007

J M L B Partnership

Janet Wozniack
By: Janet Wozniack, Managing Member

Lynn Wuscher
By: Lynn Wuscher, Managing Partner

Mary Ireland
By: Mary Ireland, Managing Partner

Bonnie McEachern
By: Bonnie McEachern, Managing Partner

SKAGIT COUNTY WASHINGTON
REAL ESTATE DIVISION

JAN 17 2007

STATE OF Washington }
COUNTY OF SKAGIT } SS:

63,729.00

I certify that I know or have satisfactory evidence that Janet Wozniack, Mary Ireland, Lynn Wuscher and Bonnie McEachern is/are the person(s) who appeared before me, and said person(s) acknowledge they signed this instrument, on oath stated they is/are authorized to execute the instrument and acknowledge that as the General Partners of J M L B Partnership to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 1-9-07

Wicki Hoffman



Notary Public in and for the State of Washington
Residing at ANACORTES
My appointment expires: 10-8-09

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Janet Wozniak, Lynn Wuscher
and Bonnie McEachem is/are the person(s) who appeared before
me, and said person(s) acknowledge they signed this instrument, on oath stated they
is/are authorized to execute the instrument and acknowledge that as the
General Partners of J M L B Partnership
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 1-16-07

Christi Hoffman

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



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EXCEPTIONS:

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

Recorded: April 10, 1992
Auditor's No.: 9204100075

Said matters include but are not limited to the following:

1. Puget Sound Power & Light Company poles and lines.
2. Mislocated fence line.
3. Ditch.

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Thomson Land and Engineering, Inc.
Dated: September 23, 1991
Recorded: July 10, 1992
Auditor's No.: 9207100011
Purpose: Well and waterline
Area Affected: A 20 foot by 370 foot portion of the subject property

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

Dated: September 23, 1991
Recorded: July 10, 1992
Auditor's No.: 9207100012
Executed By: Bank of California, N.A., as Trustee



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