



200707170113  
Skagit County Auditor

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When recorded return to:

Law Office of Paul W. Taylor Inc., P.S.  
20388 Eric Street  
Mount Vernon, WA 98274

Grantor: Clear Valley Environmental Farm, LLC and Clear Valley Environmental Farm II, Inc.

Grantee: Francisco A. Lopez

FIRST AMERICAN TITLE CO.

Abbreviated Legal: Ptn of NW 1/4, Sec. 14- T34- 4E, WM

Tax Parcel Numbers: 340414-2-003-0003/P24730; 340414-2-006-0009/P24733

19009

ACCOMMODATION RECORDING ONLY

**STATUTORY WARRANTY DEED**

**Correction Deed**

**This Correction Deed is recorded to replace and supersede a Statutory Warranty Deed recorded under Skagit County Auditor's File No. 200612060131 to reserve to Grantor an ingress, egress, and utility easement across a portion of the property conveyed which easement was omitted by mutual error.**

The Grantor, **Clear Valley Environmental Farm, LLC**, a Washington Limited Liability Company and **Clear Valley Environmental Farm II, Inc.**, a Washington Corporation, for and in consideration of **Ten Dollars and Other Valuable Consideration** in hand paid, conveys and warrants to **Francisco A. Lopez**, a single man, as his separate property, the following described real estate, situated in the County of Skagit, State of Washington:

**SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION**

**Subject to an ingress egress and utility easement reserved by Grantor** legally described in attached **EXHIBIT "B"** which may in the future be dedicated as a county road, to access and benefit the real property legally described in attached **EXHIBIT "C"**; Grantee further acknowledges and agrees that when, and if, said easement is dedicated as a right of way to Skagit County that he shall sign the plat map and dedication of the right of way that creates the county road without undue delay; and

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" on Land Title Company's Preliminary Commitment No. 123457-PE.

Dated July 9, 2007.

**GRANTOR**

**Clear Valley Environmental Farm, LLC**

By: Sustainable Environments, LLC, a Washington Limited Liability Company  
Its: Managing Member

[Signature]  
By: Jerome Ryan, Managing Member

**Clear Valley Environmental Farm II, Inc.**

[Signature]  
By: Jerome Ryan, President

3383  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUL 17 2007

Amount Paid &  
By Skagit Co. Treasurer  
mjm Deputy

**GRANTEE**

**Approved and Acknowledged**

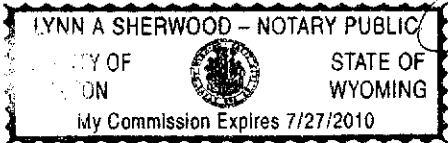
Francisco A Lopez  
Francisco A. Lopez

7-9-07  
Date

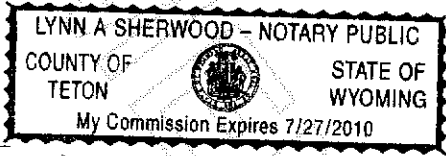
STATE OF WYOMING )  
  ) ss.  
COUNTY OF Teton )

I certify that I know or have satisfactory evidence that JEROME RYAN, appeared personally before me, and acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and is Managing Member of Sustainable Environments, LLC to be a free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 7-12-07



[Signature]  
Lynn A Sherwood (Printed name)  
Notary Public in and for the State of Wyoming  
Residing at 3410 Appaloosa Dr Jackson WY 83001  
My appointment expires: 7/27/2010



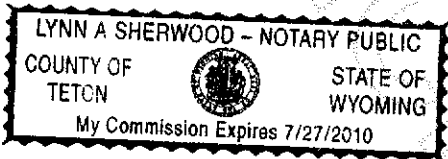
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STATE OF WYOMING )  
 ) ss.  
COUNTY OF Teton )

I certify that I know or have satisfactory evidence that JEROME RYAN, appeared personally before me, and acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and is President of Clear Valley Environmental Farm II, Inc. to be a free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 7-18-07

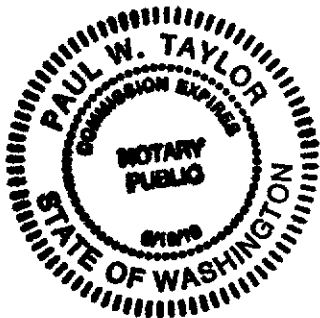


*[Signature]*  
Lynn A. Sherwood (Printed name)  
Notary Public in and for the State of Wyoming  
Residing at 3410 Appaloosa Dr Jack on WY 83001  
My appointment expires: 7/27/2010

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that **Francisco A. Lopez**, Grantee, personally appeared before me, and said person acknowledged that he signed this instrument and acknowledged it as his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED at Mount Vernon, Washington this 9<sup>TH</sup> day July, 2007.



*[Signature]*  
PAUL W. TAYLOR, Notary Public  
My Commission expires: 8-18-2010



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## EXHIBIT A

That portion of the Northwest  $\frac{1}{4}$  of Section 14, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the East line of the Northern Pacific Railway right of way with the South line of the said Northwest  $\frac{1}{4}$ ;

Thence East 606 feet, more or less, to the West line of Big Lake Road;

Thence Northerly along said West line of road to intersection with the East line of the Northern Pacific Railway right of way;

Thence Southwesterly along the East line of the Northern Pacific Railway right of way to the point of beginning.

Except road right of way.

Situate in the County of Skagit, State of Washington.



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## EXHIBIT B

### **An easement for ingress , egress and utilities over, across,, and under the following described property:**

That portion of the Northwest Quarter of Section 14, Township 34 North, Range 4 East, WM described as follows:

Beginning at the Northwest corner, or most Northerly corner, of the Easterly of the two 50 foot by 1500 foot strips of land conveyed to the Seattle Lake Shore and Eastern Railway Company by Deeds dated April 4, 1890 and recorded July 13, 1890 and July 25, 1890 in Volume 10 of Deeds, pages 653 and 759, records of Skagit County, Washington; Thence South  $53^{\circ} 34' 08''$  East, along the Northeasterly line of said 50 foot by 1500 foot strip and said strip extended, 89.54 feet, more or less to the Northwesterly line of the right of way of SR 9; Thence North  $18^{\circ} 59' 44''$  East, along said right of way, 78.93 feet; Thence continue along said right of way on a curve to the right having a radius of 1459.55 feet, through a central angle of  $15^{\circ} 08' 29''$  an arc distance of 385.71 feet, to an intersection with the Southeasterly line of that certain 100 foot strip of land conveyed to the Seattle Lake Shore and Eastern Railway company by Deed dated April 4, 1890 and recorded July 13, 1890, in Volume 10 of Deeds, page 651, records of Skagit County, Washington; Thence South  $36^{\circ} 25' 52''$  West, along said line, 454.21 feet, more or less to the point of beginning.

Situate in the County of Skagit, State of Washington



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## EXHIBIT C

Those portions of Sections 10, 11, 14 and 15 of Township 34 North, Range 4 East, W.M. conveyed to Clear Valley Environmental Farm, LLC and Clear Valley Environmental Farm II, Inc., by deeds recorded as Skagit County Auditor's File Numbers 200604270154 and 200705110097 EXCEPT therefrom "Parcel 3 After BLA" and "Parcel 4 After BLA" as set forth both on a Survey recorded as Auditor's File No. 200706190095 and on a boundary line adjustment deed recorded as Auditor's File No. 200706190096.



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