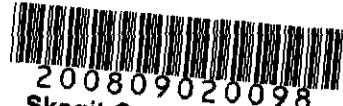


When recorded return to:

ROBERT S. PENDERGRASS  
20713 HARTRY LANE  
SEDRO WOOLLEY, WA 98284



200809020098  
Skagit County Auditor

9/2/2008 Page

1 of

2 11:39AM

Filed for Record at Request of  
WHATCOM LAND TITLE COMPANY, INC.  
Escrow Number: W-95735(2)

LAND TITLE OF SKAGIT COUNTY

130614.20

Statutory Warranty Deed

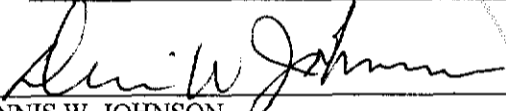
Grantor: DENNIS W. JOHNSON and PATRICIA M. JOHNSON  
Grantee: ROBERT S. PENDERGRASS and LARRAINE L. PENDERGRASS

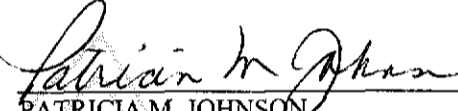
THE GRANTORS DENNIS W. JOHNSON and PATRICIA M. JOHNSON, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ROBERT S. PENDERGRASS and LARRAINE L. PENDERGRASS, husband and wife the following described real estate, situated in the County of WHATCOM, State of Washington

Abbreviated Legal: TR. 13, ECHO HILL ADD., SP 103-75  
FOR FULL LEGAL DESCRIPTION AND EXCEPTIONS, SEE ATTACHED EXHIBIT "A" (PG. 2)

Tax Parcel Number(s): 360421-4-003-0206 (P49741)

Dated August 22, 2008

  
DENNIS W. JOHNSON

  
PATRICIA M. JOHNSON

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2845

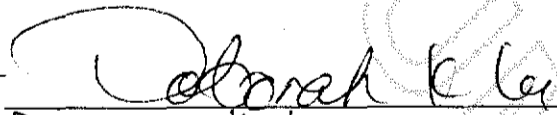
SEP 02 2008

Amount Paid \$ 7819.20  
Skagit Co. Treasurer  
By mem Deputy

STATE OF WASHINGTON )  
COUNTY OF WHATCOM ) SS:

I certify that I know or have satisfactory evidence that DENNIS W. JOHNSON and PATRICIA M. JOHNSON is/are the person(s) 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.

Dated: 8/28/08

  
DEBORAH K. LEE  
Notary Public in and for the State of WASHINGTON  
Residing at BELLINGHAM  
My appointment expires: 7/29/10



**EXHIBIT A**

TRACT 13 OF ECHO HILL ADDITION, SHORT PLAT NO. 103-75, APPROVED MAY 17, 1975, RECORDED MAY 19, 1975, UNDER AUDITOR'S FILE NO. 817731 IN VOLUME 1 OF SHORT PLATS, PAGE 37, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M., COMMONLY KNOWN AS TRACT 10, ECHO HILL ADDITION.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**SUBJECT TO:**

- General taxes, together with interest, penalty and statutory foreclosure costs, if any, first half delinquent May 1, 2008, if unpaid, second half delinquent November 1, 2008, if unpaid:

<u>Account No.</u>	<u>Year</u>	<u>Amount Billed</u>	<u>Amount Paid</u>	<u>Balance Owing</u>
360421-4-003-0206	2008	\$ 3,023.41	\$1,511.71	\$1,511.70

Property I.D. No.: P49741

- EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a Massachusetts corporation  
Purpose: The right, privilege and authority to construct, erect, alter, improve, repair and maintain an electric transmission and distribution line  
Area Affected: The legal description in said easement is in error and is specifically unlocatable  
Dated: January 30, 1953  
Recorded: February 18, 1953  
Auditor's No.: 485094

- Terms and conditions set forth in Articles of Incorporation and Bylaws of Echo Hill Addition Community Association filed under Auditor's File No. 818825, dated May 11, 1975, recorded June 11, 1975.

- RIGHT TO ENTER SAID PREMISES TO MAKE REPAIRS AND RIGHT TO CUT BRUSH AND TREES WHICH CONSTITUTE A MENACE OR DANGER TO THE ELECTRIC TRANSMISSION LINE LOCATED IN STREET OR ROAD ADJOINING SAID PREMISES AS GRANTED BY INSTRUMENT:

Recorded: June 22, 1976  
Auditor's No.: 837467



200809020098  
Skagit County Auditor