



200809260096
Skagit County Auditor

When recorded return to:

D.B. JOHNSON CONSTRUCTION, INC., A
Washington Corporation
1801 GROVE UNIT B
MARYSVILLE, WA 98270

9/26/2008 Page 1 of 2 11:54AM

CHICAGO TITLE CO.

STATUTORY WARRANTY DEED

Escrow No.: 18246
Title Order No.: IC46109 ✓

THE GRANTOR(S)

MARIA ROCHA and BENJAMIN ROCHA, Wife and Husband, on January 10, 2008 and at all times since

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys, and warrants to

D.B. JOHNSON CONSTRUCTION, INC., A Washington Corporation

the following described real estate, situated in the County of Skagit, State of Washington:

LOTS 17 AND 18, BLOCK G, CAPE HORN ON THE SKAGIT, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 8 OF PLATS, PAGE 92, RECORDS OF SKAGIT COUNTY, WASHINGTON.
SITUATED IN SKAGIT COUNTY, WASHINGTON.

Tax Parcel Number(s): 38680070180000 (P63125)

SUBJECT TO: See Exhibit "A" attached hereto.

Dated: SEPTEMBER 24, 2008

3143
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 26 2008

Maria Rocha

MARIA ROCHA
Benjamin Rocha

BENJAMIN ROCHA

Amount Paid \$ 396.60
By Skagit Co. Treasurer Deputy
MF

STATE OF Washington) ss.
COUNTY OF Snohomish

I certify that I know or have satisfactory evidence that MARIA ROCHA and BENJAMIN ROCHA, are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be /their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 25TH day of September, 2008

Sandace A. Rumelhart

SANDACE A. RUMMELHART
Notary Public in and for the State of Washington
residing at LAKE STEVENS
My Commission Expires: 12/07/09

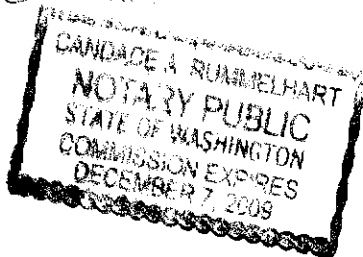


EXHIBIT A

1. Easement contained in Dedication of said plat;
For: All necessary slopes for cuts and fills and continued drainage of roads
Affects: Any portions of said premises which abut upon streets, avenues, alleys, and roads and where water might take a natural course
2. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: August 17, 1965
Auditor's No.: 670429, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: Exact location is undisclosed of record as to said premises
3. Provisions contained on the face of said plat, as follows:

Following original reasonable grading of the roads and way hereon, no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road right-of-way or to hamper proper road drainage. Any enclosing of drainage water in culverts or drains or re-routing thereof across any lot, as may be undertaken by or for the owner of any lot, shall be done by and at the expense of such owner.
4. Note contained on the face of said plat, as follows:

Skagit County shall not be responsible for any flood control improvements.
5. Terms and conditions contained in instrument;
Recorded: December 15, 1976
Auditor's No.: 847451, records of Skagit County, Washington
For: Preventing contamination of water supply
Affects: Any portion of said premises lying within 100 feet of well
Located: Location of well not described in said instrument
6. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;
Recorded: July 13, 1965
Auditor's No(s): 668869, records of Skagit County, Washington
Executed By: Emmitt B. Randles and Leora R. Randles, husband and wife; and Cape Horn Development Company, a partnership
7. Covenants, conditions, and restrictions contained in instrument(s), but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;
Recorded: August 1, 1969
Auditor's No(s): 729425, records of Skagit County, Washington
Executed By: Cape Horn Development Company
As Follows: Use of said property for residential purposes only
8. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: August 1, 1969
Auditor's No(s): 729425, records of Skagit County, Washington
Imposed By: Cape Horn Development Company
4. Terms, conditions, and restrictions of that instrument entitled Plat Lot of Record Certification;
Recorded: July 28, 2008
Auditor's No(s): 200807280013, records of Skagit County, Washington
5. Terms, conditions, and restrictions of that instrument entitled Plat Lot of Record Certification;
Recorded: July 28, 2008
Auditor's No(s): 200807280014, records of Skagit County, Washington



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