



Land Title Company  
of Skagit County

SKAGIT COUNTY AUDITOR

'95 MAR -2 P3:39

This Space Provided For Recorder's Use

RECORDED 8 FILED 8  
REQUEST OF 8

Filed for Record at Request of:  
Land Title Company of Skagit County

AFTER RECORDING MAIL TO:

Name David L. Cavanaugh  
Address 306 Pine Street, Suite A  
City, State Zip Mount Vernon, WA 98273

Escrow Number: T-75649-E

9503020387

Statutory Warranty Deed

LAND TITLE COMPANY OF SKAGIT COUNTY

THE GRANTOR T B ENTERPRISES, INC., a Washington Corporation

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION AND AS \*\*  
in hand paid, conveys and warrants to DAVID L. CAVANAUGH, a married individual, as his  
separate property

the following described real estate, situated in the County of Skagit  
See Attached Exhibit A

, State of Washington:

\*\*PART OF AN IRS 1031 TAX DEFERRED EXCHANGE

6934  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

See Attached Exhibit B

MAR - 2 1995

Amount Paid \$ 3,060.00  
By: Skagit County Treasurer  
Deputy  
Kw

DATED this 28 day of February, 1995

By T.B. Enterprises, Inc.

By Tom Buggia, President

By \_\_\_\_\_

By \_\_\_\_\_

STATE OF WASHINGTON }  
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence that TOM BUGGIA

me, and said person he is the person who appeared before  
acknowledged that he signed this instrument, on oath stated that he is  
authorized to execute the instrument and acknowledge it as the President  
of T.B. Enterprises, Inc. to be the free  
and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: FEBRUARY 21ST, 1995 MARCH 2, 1995

Candace M. Taylor  
Candace M. Taylor  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 1/1/97

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LPB-10

BK1419PG0015

**Exhibit A**

All that portion of the Southeast 1/4 of Section 5, Township 36 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeast corner of said Southeast 1/4 of Section 5;  
thence North 2 degrees 15'57" East along the East line of said Southeast 1/4, 2122.87 feet, to the true point of beginning;  
thence North 89 degrees 03'49" West, 1519.19 feet;  
thence South 36 degrees 00'00" West, 753.36 feet;  
thence North 89 degrees 03'49" West 239.01 feet;  
thence North 12 degrees 00'00" West, 275.00 feet;  
thence North 36 degrees 00'00" East, 814.61 feet;  
thence South 89 degrees 03'49" East, 1791.96 feet to a point on the East line of said Southeast 1/4;  
thence South 2 degrees 15'57" West, along said East line, 318.25 feet, to the true point of beginning.

TOGETHER WITH all that portion of the Southeast 1/4 of Section 5, Township 36 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeast corner of said Southeast 1/4 of Section 5;  
thence North 2 degrees 15'57" East along the East line of said Southeast 1/4, 2441.12 feet;  
thence North 89 degrees 03'49" West 490.03 feet to the true point of beginning;  
thence continuing North 89 degrees 03'49" West 1301.93 feet;  
thence North 36 degrees 00'00" West 151.33 feet to a point 60 feet South, as measured at right angles to the North line of said Southeast 1/4 of Section 5;  
thence South 89 degrees 03'49" East, parallel with said North line, a distance of 1217.87 feet;  
thence South 2 degrees 15'47" West a distance of 123.89 feet to the true point of beginning.

EXCEPTING THEREFROM all that portion of the Southeast 1/4 of Section 5, Township 36 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeast corner of said Southeast 1/4 of Section 5,;  
thence North 2 degrees 15'57" East along the East line of said Southeast 1/4, 2122.87 feet, to the true point of beginning;  
thence North 89 degrees 03'49" West, 490.03 feet;  
thence North 2 degrees 15'57" East 318.25 feet;  
thence South 89 degrees 03'49" East, 490.03 feet;  
thence South 2 degrees 15'57" West along the East line of said Southeast 1/4 a distance of 318.25 feet to the true point of beginning.

TOGETHER WITH all beneficial rights of ingress, egress and utilities contained in Declaration of Covenants, Conditions, Restrictions, Easement and Road Maintenance as recorded September 27, 1989, under Auditor's File No. 8909270044.

Situate in the County of Skagit, State of Washington.

Exhibit B

SUBJECT TO: Continuation of Timberland Classification pursuant to notice recorded November 26, 1991, under Auditor's File No. 9111260028; Easements and reservations recorded September 27, 1989, under Auditor's File No. 8909270043; Declaration of Covenants, Conditions, Restrictions Easements and Road Maintenance Agreement recorded September 27, 1989, under Auditor's File No. 8909270044; Mutual Reciprocal Easement and Road and Power Maintenance Agreement recorded December 6, 1991, under Auditor's File No. 9112060131; Easement in favor of Puget Sound Power and Light Company recorded January 28, 1992, under Auditor's File No. 9201260080; Easement in favor of GET Systems Northwest recorded August 7, 1992, under Auditor's File No. 9208070068; Stipulation regarding boundary line adjustment recorded January 3, 1994, under Auditor's File No. 9401030138.

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