



Name Dawn R. Rhodes  
Address 4200 Factoria Blvd. #B8  
City, State, Zip Bellevue, WA 98006

101982LG  
Reference# (If applicable): \_\_\_\_\_ **ISLAND TITLE CO.**  
Grantor(s): (1) Rhodes Pinkey M. (2) SB-150410  
Grantee(s): (1) Rhodes Dawn R. (2)  
Addit. Grantor(s) on pg. Addit. Grantee(s) on pg.  
Legal Description(abbr.):  
Addit. legal(s) on pg.  
Assessor's Tax Parcel ID# Acct #3868-008-009-0009

**STATUTORY WARRANTY DEED**

THE GRANTOR Pinkey M. Rhodes, unmarried as her separate estate, for and in consideration of TEN AND NO/100 DOLLARS AND OTHER VALUABLE CONSIDERATION, in hand paid, conveys and warrants to Dawn R. Rhodes, unmarried, as her separate estate, the following described real estate, situated in the County of Skagit, State of Washington:

Lot 9, Block H, Cape Horn on the Skagit, according to the plat thereof recorded in Volume 8 of Plats, pages 92 through 97, records of Skagit County, Washington.

Situated in Skagit County, Washington.  
SUBJECT TO: SEE EXHIBIT "A" ATTACHED AND MADE A PART HEREOF.

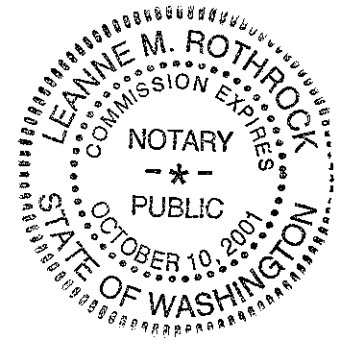
Dated: August 12, 1999  
Pinkey M. Rhodes  
Pinkey M. Rhodes

31134  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID  
AUG 25 1999  
Amount Paid \$ 68.85  
Skagit County Treasurer  
By: [Signature] Deputy

STATE OF WASHINGTON )  
COUNTY OF King ) ss.

On this day personally appeared before me Pinkey M. Rhodes to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 12th day of August, 19 99



[Signature]  
Notary Public in and for the State of Washington,  
residing at Redmond  
My appointment expires: 10/10/01



EXHIBIT "A"

Easement dedicated on the face of said plat;  
For: Slopes for cuts and fills and the right to drain where water might take a natural course

Easement, including the terms, covenants, and provisions thereof, granted by instrument  
Recorded: August 17, 1965  
Auditor's No.: 670429, records of Skagit County, WA  
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

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.

Note contained on the face of said plat, as follows:

Skagit County shall not be responsible for any flood control improvements.

Terms and conditions contained in instrument  
Recorded: December 15, 1976  
Auditor's No.: 847451, records of island County, WA  
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

Covenants and restrictions, BUT OMITTING ANY COVENANT OR RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons.  
Recorded: July 13, 1965  
Auditor's No.: 668869, records of Skagit County, WA  
Executed by: Emmitt B. Randles and Leora R. Randles, husband and wife; and Cape Horn Development Company, a partnership

Covenants, conditions, and restrictions contained in instrument  
Recorded: March 1, 1973  
Auditor's No.: 781431, records of Skagit County, WA  
Executed by: Cape Horn Development Company  
As follows: Use of said property for residential purposes only

Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument  
Recorded: March 1, 1973  
Auditor's No.: 781431, records of Skagit County, WA  
Imposed by: Cape Horn Development Company



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Kathy Hill, Skagit County Auditor

8/25/1999 Page 2 of 2 11:28:59AM