

AFTER RECORDING MAIL TO:

RODGERS DEUTSCH & TURNER
Three Lake Bellevue Drive
Suite 100
Bellevue, WA 98005



200006050105

Kathy Hill, Skagit County Auditor

6/5/2000 Page 1 of 2 3:41:00PM

FIRST AMERICAN TITLE CO.

STATUTORY WARRANTY DEED 62328

THE GRANTOR ESTATE OF ALLAN M. DEUTSCH, and DEUTSCH, BETTI M.

for Ten Dollars and other good and valuable consideration,

conveys and warrants to RODGERS, S. MICHAEL, and RODGERS, MARCIA, husband and wife

Grantors' interest in the following described real estate, situated in the COUNTY of SKAGIT, State of Washington:

Lot 13, "FRED STRELL'S WEST BEACH TRACTS", as per plat recorded in Volume 5 of Plats at page 22, in the records of Skagit County, State of Washington.

TAX PARCEL NO.: 3917-000-013-0001 R65529

Subject to those items listed on Ex. No.1.


BETTI M. DEUTSCH, as

Personal Representative of
the Estate of Allan M. Deutsch

35629
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID


BETTI M. DEUTSCH

JUN 05 2000

STATE OF WASHINGTON

COUNTY OF KING

Amount Paid \$ 6,120.00
Skagit County Treasurer
Deputy

On this day personally appeared before me BETTI M. DEUTSCH, to me known to be the individual described in and who executed the within and foregoing instrument, both individually, and as the Personal Representative for the Estate of Allan M. Deutsch, and acknowledged to me that she signed and sealed said instrument as a free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 2nd day of June, 2000.





Print Name Marilyn J. Richards
NOTARY PUBLIC in and for the State of
Washington, residing at King County
My commission expires 5-9-01

EXHIBIT 1

A. EASEMENT AND AGREEMENT RELATED TO COMMUNITY WELL, WATER SYSTEM AND POWERLINE, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Between: F.S. Strellnauer and Winifred T. Strellnauer,
husband and wife
Dated: August 20, 1959; August 21, 1959 and
August 21, 1959
Recorded: September 11, 1959; September 28, 1959
and September 28, 1959
Auditor's Nos.: 585378, 585972 and 588155
Area Affected: Subject property

B. RESERVATIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

From: F.S. Strellnauer and Winifred T. Strellnauer,
husband and wife
Recorded: June 16, 1958
Auditor's No: 566523
As Follows:

One house only on this tract to be used for residence. Easement on and over this tract for maintenance of water main.

C. Right of the general public to the unrestricted use of all the waters of a navigable body of water not only for the primary purposes of navigation, but also for corollary purposes, including (but not limited to) fishing, boating, bathing, swimming, water skiing and other related recreational purposes, as those waters may affect the tidelands, shorelands, or adjoining uplands, and whether the level of the water has been raised naturally or artificially to a maintained or fluctuating level, all as further defined by the decisional law of this state. (Affects all of the premises subject to such submergence.)

D. Any question that may arise due to the location of existing fence lines along the Southerly line of said premises and existing bulkhead along the Westerly portion of said premises, as delineated on the face of that certain Survey recorded in Volume 6 of Surveys, page 93, under Auditor's File No. 8507170016.



200006050105
Kathy Hill, Skagit County Auditor
6/5/2000 Page 2 of 2 3:41:00PM