



200006300162

Kathy Hill, Skagit County Auditor

6/30/2000 Page 1 of 2 4:02:23PM

AFTER RECORDING MAIL TO:

Name STEVE PAUL THRONSEN, DIANA L. THRONSEN  
Address 16331 N.E. 46TH STREET  
City, State, Zip REDMOND, WA 98052  
B62415

Filed for Record at Request of First American Title of Skagit County

B62415

FIRST AMERICAN TITLE CO. Statutory Warranty Deed

ORIGINAL

THE GRANTOR DALE E. FISHER and KATHLEEN G. FISHER for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to STEVE PAUL THRONSEN and DIANA L. THRONSEN, Husband and Wife the following described real estate, situated in the County of Skagit, State of Washington:

Tract "A", Skagit County Short Plat No. 18-74, according to the map thereof, recorded on July 26, 1974, under Skagit County Auditor's File No. 804139, also being known as:

"The South 75.00 feet of the North 1065 feet of Government Lot 1, Section 27, Township 34 North, Range 2 East, W.M.

EXCEPT the East 430 feet thereof.

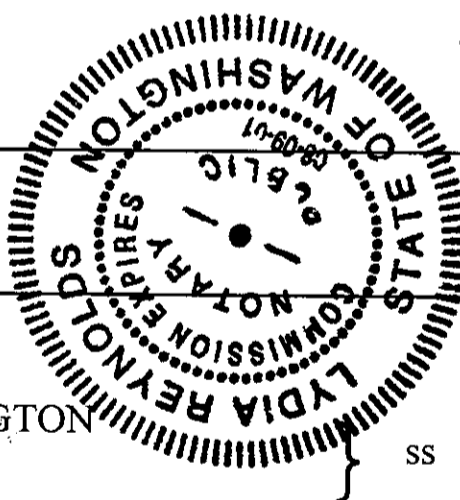
TOGETHER WITH an easement for access and utilities over and across the South 15 feet of the East 430 feet of the South 75.00 feet of the North 1065 feet of said Government Lot 1."

TOGETHER WITH a permanent easement for access and utilities over and across an additional 5 feet as reserved by Deed of Gift from Ola Hovrud and Mabel Hovrud, husband and wife, to Lawrence Henry Hughes and Vera Hughes, husband and wife, their heirs, successors and assigns, recorded August 6, 1974, under Skagit County Auditor's File No. 804592.

SUBJECT TO: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Property Tax Parcel Account Number(s): 340227-0-036-0005 R20782

Dated June 27, 2000.



*Dale E. Fisher*  
DALE E. FISHER

*Kathleen G. Fisher*  
KATHLEEN G. FISHER

STATE OF WASHINGTON  
COUNTY OF Skagit

SS

I certify that I know or have satisfactory evidence that DALE E. FISHER and KATHLEEN G. FISHER 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: 6-30-00

Lydia Reynolds

*Lydia Reynolds*

Notary Public in and for the State of Washington  
Residing at Mount Vernon

My appointment expires: August 9, 2001

360067  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax

JUN 30 2000

Amount Paid \$ 6120.00  
Skagit Co. Treasurer  
By *[Signature]* Deputy

UNOFFICIAL DOCUMENT

Exhibit "A"

Schedule "B-1" Exceptions

A. EASEMENT AND PROVISIONS CONTAINED THEREIN:

Grantee: Puget Sound Power & Light Company  
Dated: April 17, 1947  
Recorded: June 6, 1947  
Auditor's No: 405272  
Purpose: Right to enter said premises to operate, maintain and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a danger to said lines  
Affects: Portion of the subject property

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.: 18-74  
Recorded: July 26, 1974  
Auditor's No: 804139

C. RESERVATIONS CONTAINED IN DEED

Executed by: Mabel A. Hovrud  
Recorded: August 13, 1985  
Auditor's No: 8508130037  
As Follows:

Grantee agrees that no trees on the above described property shall obstruct view of Tract B, Skagit County Short Plat No. 18-74.

D. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Lawrence Hughes and Vera Hughes  
And: Dale E. Fisher and Kathleen G. Fisher  
Dated: August 20, 1986  
Recorded: August 20, 1986  
Auditor's No: 8608200081  
Regarding: Perpetual easement running with the subject property

E. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Lawrence H. Hughes and Vera C. Hughes,  
And: husband and wife  
Dale E. Fisher and Kathleen G. Fisher,  
Dated: husband and wife  
Recorded: September 16, 1986  
Auditor's No: October 7, 1986  
Regarding: 8610070001  
Access Road Maintenance Agreement



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