

AFTER RECORDING MAIL TO:
WILLIAM L. FRITSCH
18215 MARRIOTS LANE
BELLINGHAM, WA 98226

200008040011
Kathy Hill, Skagit County Auditor
8/4/2000 Page 1 of 4 11:05:01AM

Filed for Record at Request of
FIRST AMERICAN TITLE INSURANCE COMPANY
Escrow Number: 32675/62681

FIRST AMERICAN TITLE CO.

62681

Statutory Warranty Deed

Grantor(s): LONNIE D. CROCKETT, TRUSTEE IN TRUST FBO HOFFMAN REAL ESTATE INVESTMENT TRUST

Grantee(s): WILLIAM L. FRITSCH, SARAH J. FRITSCH

Abbreviated Legal: PTN SW-SW AKA LOT 1, S.P. 96-0094, records of ~~WHATCOM~~ ^{SKAGIT} County, WA, 6, 36, 4

Additional legal(s) on page:

Assessor's Tax Parcel Number(s): 360406-0-009-0100

THE GRANTOR LONNIE D. CROCKETT, TRUSTEE IN TRUST FBO HOFFMAN REAL ESTATE INVESTMENT TRUST

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to WILLIAM L. FRITSCH and SARAH J. FRITSCH, husband and wife

the following described real estate, situated in the County of WHATCOM, State of Washington:
See Attached Exhibit A FOR FULL LEGAL DESCRIPTION

SUBJECT TO: COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD MORE FULLY DESCRIBED ON SCHEDULE "B-1" ATTACHED HERETO BY REFERENCE AND MADE A PART HEREOF.

36617
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

Dated this 1st day of August, 2000

By LONNIE D. CROCKETT, TRUSTEE IN TRUST FBO HOFFMAN REAL ESTATE INVESTMENT TRUST

By

AUG 04 2000

Amount Paid \$ 3411.90
By: Ln Skagit County Treasurer Deputy

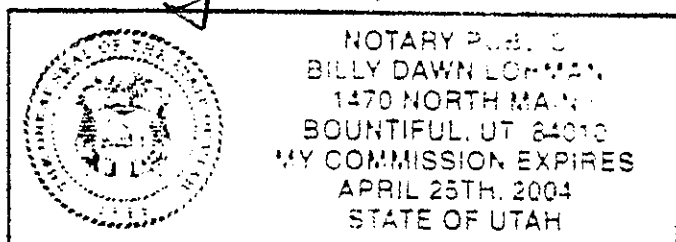
By Lonnie D. Crockett, Trustee
LONNIE D. CROCKETT, TRUSTEE

By

STATE OF Utah }
County of DAVIS } SS:

I certify that I know or have satisfactory evidence that LONNIE D. CROCKETT signed this instrument, on oath stated that he authorized to execute the instrument and acknowledged it as the TRUSTEE of FBO HOFFMAN REAL ESTATE INVESTMENT TRUST to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 1, 2000



Billy Dawn Lohman
Notary Public in and for the State of Utah
Residing at 1470 N. Main
My appointment expires: 4-25-2004

Commitment No. 00062681

Schedule "B-1" Exceptions

A. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a
Massachusetts corporation
Dated: February 17, 1937
Auditor's No: 286964
Purpose: "...the right, privilege and authority to
construct, erect, alter, improve, repair, operate
and maintain an electric transmission and
distribution line..."
Affects: Subject property

B. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Trans Mountain Oil Pipe Line Corporation
Dated: July 14, 1954
Recorded: August 11, 1954
Auditor's No: 505070
Purpose: "...laying down, construction, operation,
maintenance, inspection, alteration, removal,
replacement, reconstruction and repair of one
or more pipe lines..."
Area Affected: South 1/2 of Gov. Lot 7

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

Short Plat No.: 96-0094
Recorded: September 28, 1998
Auditor's No.: 9809280134

D. TERMS AND CONDITIONS OF JOINT USE AND MAINTENANCE AGREEMENT:

Recorded: September 28, 1998
Auditor's No.: 9809280136
(COPY ATTACHED)

E. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND
RESTRICTION AFFECTING THE SUBJECT PROPERTY:

Executed By: Jack and Sheena Burns
Recorded: March 15, 1999
Auditor's No.: 9903150107

Reference is hereby made to the record for the full particulars of said Notice/Agreement. However, said
Notice/Agreement may have changed or may in the future change without recorded notice.



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Commitment No. 00062681

F. TERMS AND CONDITIONS OF JOINT USE AND MAINTENANCE AGREEMENT:

Recorded: September 28, 1999
Auditor's No.: 199909280056
(COPY ATTACHED)

G. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, A COPY OF WHICH IS HERETO ATTACHED:

Dated: September 28, 1999
Recorded: September 28, 1999
Auditor's No.: 199909280055
Executed by: Jack and Sheena Burns, husband and wife

H. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Executed By: Jack A. Burns
Recorded: September 28, 1998
Auditor's No.: 9809280135

Reference is hereby made to the record for the full particulars of said Notice/Agreement. However, said Notice/Agreement may have changed or may in the future change without recorded notice.

I. EASEMENT AS DELINEATED AND/OR DEDICATED ON THE FACE OF THE SHORT PLAT:

Purpose: Ingress, egress and utilities
Affects: Easterly portion of subject Lot #1

J. EASEMENT AS DELINEATED AND/OR DEDICATED ON THE FACE OF THE SHORT PLAT:

Purpose: Road easement
Affects: Southerly 30 feet

K. EASEMENT AS DELINEATED AND/OR DEDICATED ON THE FACE OF THE SHORT PLAT:

Purpose: Emergency "turn-a-round"
Affects: Southeasterly corner



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Exhibit A

LOT 1, SKAGIT COUNTY SHORT PLAT NO. 96-0094, APPROVED SEPTEMBER 20, 1998, RECORDED SEPTEMBER 28, 1998, IN BOOK 13 OF SHORT PLATS, PAGE 161-162, AS SKAGIT COUNTY AUDITOR'S FILE NO. 9809280134, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 36 NORTH, RANGE 4 EAST OF THE W.M.

SITUATE IN SKAGIT COUNTY, WASHINGTON



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