

AFTER RECORDING MAIL TO:

Gill C. James  
4721 Cypress Drive  
Anacortes, WA 98221



200008310083

Kathy Hill, Skagit County Auditor

8/31/2000 Page 1 of 2 1:32:51PM

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: SA-94331-E

LAND TITLE COMPANY OF SKAGIT COUNTY **Statutory Warranty Deed**

Grantor(s): John M. and Diane E. Hawkins Family Trust  
Grantee(s): Gill C. James  
Abbreviated Legal: Lot 2, PLAT OF WOODRIDGE ESTATES  
Additional legal(s) on page:  
Assessor's Tax Parcel Number(s): P111851/4699-000-002-0000

**THE GRANTOR** John M. Hawkins and Diane E. Hawkins, Trustees of the John M. Hawkins and Diane E. Hawkins Family Trust, dated October 21, 1997 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Gill C. James, an unmarried individual the following described real estate, situated in the County of SKAGIT, State of Washington: Lot 2, "PLAT OF WOODRIDGE ESTATES," as per plat recorded in Volume 16 of Plats, pages 184 through 186, inclusive, records of Skagit County, Washington.

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

Situate in the County of Skagit, State of Washington.

AUG 31 2000

See Attached Exhibit A

Dated this 25 day of August 2000

By John M. and Diane E. Hawkins  
Family Trust

By

Amount Paid \$ 3115.00  
Skagit County Treasurer  
By: Diane E. Hawkins Deputy

Diane E. Hawkins, Trustee

By

John M. Hawkins, Trustee

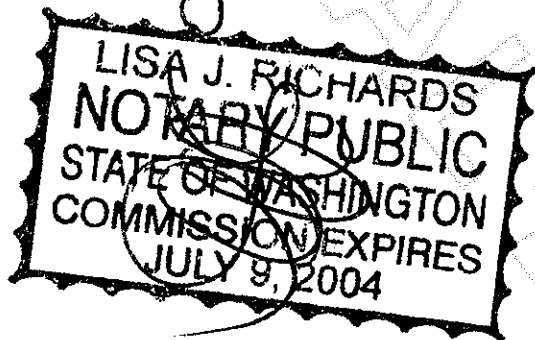
By

STATE OF Washington  
County of Skagit

SS:

I certify that I know or have satisfactory evidence that John M. Hawkins and Diane E. Hawkins signed this instrument, on oath stated that they authorized to execute the instrument and acknowledged it as the Trustees of John M. Hawkins and Diane E. Hawkins Family Trust to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: Aug 29 2000



Lisa J. Richards  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 7/09/2004

## Exhibit A

SUBJECT TO: Easement in favor of the Port of Anacortes recorded October 29, 1969, under Auditor's File No. 732441 and 732445; Standard Easement Provisions as shown on Plat; Declaration of Covenants, Conditions, Restrictions and Reservations recorded August 26, 1997, under Auditor's File No. 9708260013; Right to the public to make necessary slopes for cuts or fills; Easement shown on face of Plat.

