



200010030066

, Skagit County Auditor

10/3/2000 Page 1 of 2 2:59:07PM

When recorded return to:

Rosemary Kamb - Attorney
702 Main Street
Mount Vernon, WA 98273

QUIT CLAIM DEED

THE GRANTOR Leonard LaBeur

for and in consideration of community property transfer

conveys and quit claims to Maria A. LaBeur

the following described real estate, situated in the County of Skagit State of Washington, together with all after acquired title of the grantor(s) therein.

All rights, title and interest in the following described real property.

Lot 5, Plat of Garden Meadow, according to the Plat thereof recorded in Volume 13 of Plats, Page 48, records of Skagit County, Washington.

SUBJECT TO: easements, conditions, covenants and restrictions per attached Exhibit "A".

Tax Parcel #44430000050002

37584
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

OCT 03 2000

Amount Paid \$
Skagit Co. Treasurer
By Deputy

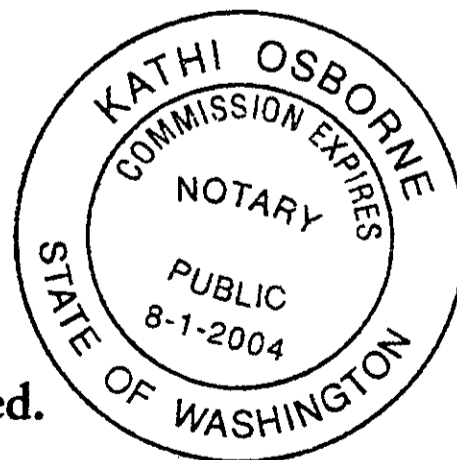
Dated 22 September, 2000

Leonard LaBeur
Leonard LaBeur

State of Washington }
County of Skagit }

On this day personally appeared before me
Leonard LaBeur

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the used and purposes therein mentioned.



GIVEN under my hand and official seal this 22 day of September, 2000.

Kathi Osborne
Notary Public in and for the State of Washington, residing at Sedro Woolley
My appointment expires: 8-1-04

EXHIBIT A

1. Easement provisions contained on the face of said plat, as follows:

An easement is hereby reserved for and granted to Puget Sound Power and Light Company, Nationwide Cablevision Company, and Continental Telephone Company and their respective successors and assigns under and upon the exterior 10 feet parallel with and adjacent to the street frontage of all lots in which to install, lay, construct, review, operate, and maintain underground conduits, cables, and wires with necessary facilities and other equipment for the purposes of serving the subdivision and other property with electric, television, and telephone service, together with the right to enter upon lots at all times for the purposes states.

2. Easement contained in Dedication of said plat;
For: All necessary slopes for cuts and fills and continued drainage of roads
Affects: Any portions of said premises which abut upon streets, avenue, alleys, and roads AND where water might take a natural course

3. Notes contained on the face of plat, as follows:

- A. O - Denotes concrete monument
- B. 1/2" rebar, with yellow-cap marked Leonard 8992, set at all lot corners
- C. All lots shall access onto interior plat roads, no access onto Garden of Eden or Jones Roads
- D. The drainfield area for Lot 19 is an easement in the Southwestern portion of Lot 18, as shown on the final plat
- E. Any owner of Lot 18 shall not disturb that drainfield easement area in any manner that would make that area potentially unusable as a drainfield area

4. Easement delineated on the face of said plat
For: Sewer
Affects: The North 20 feet of said premises



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