



200012080135

, Skagit County Auditor

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AFTER RECORDING RETURN TO:

Tracy A. Quickstad and Jody K. Quickstad
1815 10th Place West
Kirkland, Washington 98033

LAND TITLE COMPANY OF SKAGIT COUNTY

803936

T-95158

Reference# (If applicable):

Grantor(s): (1) Caspers James R. (2) Caspers Edward C.

Grantee(s): (1) Quickstad Tracy A. (2) Quickstad Jody K.

Addit. Grantor(s) on pg. 1 Addit. Grantee(s) on pg.

Legal Description(abbr.): Lot 18, Block 1, Lake Cavanaugh Subdivision,
Division No. 3, Volume 6, Pgs 25 through 31 Addit. legal(s) on pg. 1

Assessor's Tax Parcel ID# 3939-001-018-0008

STATUTORY WARRANTY DEED

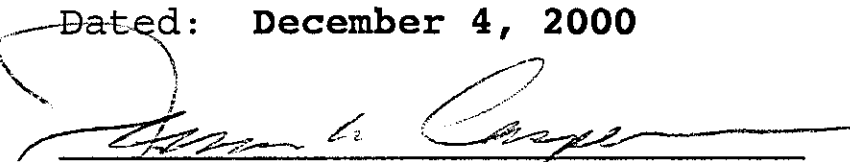
THE GRANTOR **JAMES R. CASPERS, EDWARD C. CASPERS and JEANNE M. DESMOND**, who acquired title as **JEANNE M. DAHLEN**, in equal shares, each as their separate property, as to an undivided one-half interest, and in **JAMES R. CASPERS**, as Personal Representative of the ESTATE OF **BONNIE L. CASPERS**, Deceased, as to an undivided one-half interest, for and in consideration of **TEN AND NO/100 DOLLARS AND OTHER VALUABLE CONSIDERATION**, in hand paid, conveys and warrants to **TRACY A. QUICKSTAD and JODY K. QUICKSTAD**, husband and wife, the following described real estate, situated in the County of **Skagit**, State of Washington:

Lot 18, Block 1, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3", as per plat recorded in Volume 6 of Plats, pages 25 through 31 inclusive, records of Skagit County, Washington.


Situate in the County of Skagit, State of Washington.

SUBJECT TO: Attached hereto as Exhibit "A" and by this reference incorporated herein.

Dated: December 4, 2000


JAMES R. CASPERS


JEANNE M. DESMOND


EDWARD C. CASPERS

38534
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

ESTATE OF **BONNIE L. CASPERS**,
DECEASED

BY: 
JAMES R. CASPERS, Personal
Representative

DEC 08 2000

Amount Paid \$ 4,375.80
Skagit County Treasurer
Deputy

STATE OF WASHINGTON:

COUNTY OF SNOHOMISH

ss.
)

On this day personally appeared before me **James R. Caspers, Edward C. Caspers and Jeanne M. Desmond** to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that **they** signed the same as **their** free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 5th day of December, 2000.




Print/Type Name: JULIE A. BANTA

Notary Public in and for the State of Washington,
residing at Everett

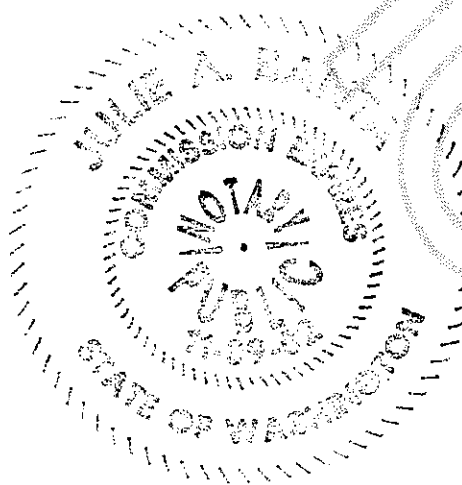
My appointment expires: 11-09-2002

STATE OF WASHINGTON }

COUNTY OF SNOHOMISH }

I certify that I know or have satisfactory evidence that **James R. Caspers** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the **Personal Representative** for the **Estate of Bonnie L. Caspers, deceased** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

GIVEN under my hand and official seal this 30 day of December, 2000.



Julie A. Brumbaugh
Print/Type Name: JULIE A. BRUMBAUGH
Notary Public in and for the State of Washington.
Residing at Everett
My Appointment Expires: 11-09-2002



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EXHIBIT "A"

A. Restrictions contained in the Plat of said subdivision, but omitting restrictions, if any, based on race, color, religion or national origin, as follows:

"No noxious or offensive trade shall be carried on upon any lot nor shall anything be done thereon which may become an annoyance to the neighborhood.

No lots shall be used for commercial business or manufacturing purposes."

B. Right in 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.)

C. Right of the State of Washington in and to that portion, if any, of the property herein described which lies below the line of ordinary high water of Lake Cavanaugh.



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