

AFTER RECORDING MAIL TO:
Mr. and Mrs. Paul R. Gustafson
25030 Jim Creek Rd.
Arlington, WA 98223



200102270078
Skagit County Auditor

2/27/2001 Page 1 of 2 11:50:17AM

LAND TITLE COMPANY OF SKAGIT COUNTY

STATUTORY WARRANTY DEED

Escrow No. 211078RM
Title Order No. P-95831

THE GRANTOR Vera D. Anderson, A Single Woman, as her separate property

for and in consideration of **Ten Dollars and other good and valuable consideration**

in hand paid, conveys and warrants to **Paul R. Gustafson and Jacqueline A. Gustafson, Husband and Wife and Leonard Sherman and Laura L. Sherman, Husband and Wife**

the following described real estate, situated in the County of **Skagit**, State of Washington:

**Lots 122 and 123, "CASCADE RIVER PARK NO. 3", as per plat recorded in Volume 9 of Plats, pages 22 through 24, inclusive, records of Skagit County, Washington.
Situate in the County of Skagit, State of Washington.**

Assessor's Property Tax Parcel/Account Number(s): 3873-000-122-0001 / 3873-000-123-0000

SUBJECT TO: All easements, restrictions, reservations, conditions, covenants and agreements of record, if any, along with those delineated in Preliminary Title Commitment No. P-95831 issued by Land Title of Skagit County, and set forth in Exhibit "A", attached hereto and by this reference made a part hereof.

ACCEPTED AND APPROVED: PRG, JAG, LRS

Dated: February 22, 2001

Vera D. Anderson
Vera D. Anderson

39573
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

FEB 27 2001

Amount Paid \$ 76.50
Skagit County Treasurer
By: DC Deputy

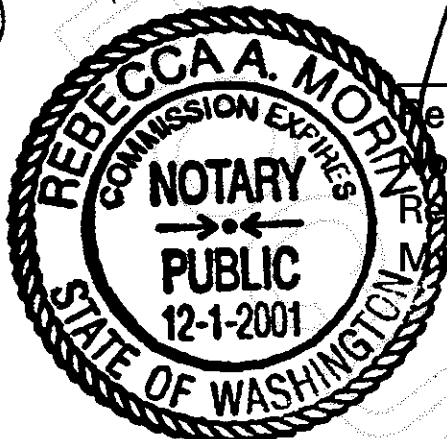
State of Washington

}ss.

County of Snohomish

I certify that I know or have satisfactory evidence that Vera D. Anderson is/are the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: February 22, 2001



Rebecca A. Morin
Rebecca A. Morin
Notary Public in and for the State of Washington
Residing at Arlington
My appointment expires 12/1/2001

EXHIBIT "A"

The right granted to the public in the Plat to make all necessary slopes for cuts and fills upon the lots and blocks shown on the Plat in the original reasonable grading of all roads shown thereon. The County or its successors shall have the right to continue to drain all roads and easements over and across any lot or lots where water might take a natural course after the roads are graded.

Restrictions contained in the Plat, but omitting restrictions, if any, based on race, color, religion or national origin.

Construction and maintenance obligations on the Plat as to the roads shown on the Plat, as hereto attached.

Restrictions set forth on the face of the Plat substantially, as follows:

Building Restriction Line: No buildings, structures, disposal systems, or fills to be constructed between a designated line as set forth on the Plat and the Cascade River. Based on river stage 391.3 M.S.L. as U.S. G3 Gage Station in North ½ of Section 16.

All lots abutting the Cascade River shall be subject to a 25 foot easement parallel with and adjacent to the line of ordinary high water for purpose of walking access to Cascade River for all members of the Cascade River Community Club, Inc.

