

AFTER RECORDING MAIL TO:
Stewart C. Toshach
P.O. Box 909
LaConner, WA 98257



200102280114
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-95580-E

Statutory Warranty Deed

Grantor(s): Mel J. Flora
Grantee(s): Stewart C. Toshach
Abbreviated Legal: Lot 21, SHELTER BAY DIV. 1, records of Skagit County, WA
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 3998-000-021-0003/P69101

THE GRANTOR MEL J. FLORA, an unmarried individual, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to STEWART C. TOSHACH, a married individual, as his separate property the following described real estate, situated in the County of Skagit, State of Washington: Lot 21, "SHELTER BAY DIV. 1", as per plat recorded in Volume 9 of Plats, pages 80 and 81, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

39604
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

See Attached Exhibit A
Dated this 14th day of February, 2001

FEB 28 2001

By Mel J. Flora
Mel J. Flora

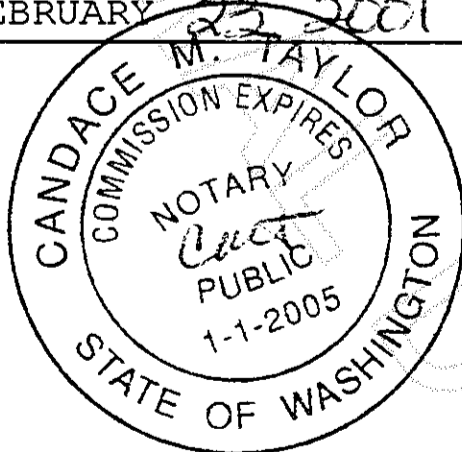
By DC
Amount Paid \$2,218.50
Skagit County Treasurer
Deputy

By _____
By _____

STATE OF WASHINGTON }
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence that MEL J. FORA is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be he free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: FEBRUARY 23 2001



Candace M. Taylor
Candace M. Taylor
Notary Public in and for the State of WASHINGTON
Residing at MOUNT VERNON
My appointment expires: 1/01/2005

Exhibit A

SUBJECT TO: Covenants, Conditions and Restrictions recorded August 28, 1969, under Auditor's File No. 730374 and amended by documents recorded August 19, 1970; July 18, 1972; June 12, 1987; July 7, 1989; July 22, 1991; July 22, 1991; May 20, 1992; June 20, 1994; May 14, 1996; May 10, 2000, under Auditor's File Nos. 742572, 771236; 8706120003; 8907070110; 91072200051; 9107220050; 92095200023, 9205200024; 9205200025; 9406200066; 9605140103; 200005100092 and 200005100093, respectively; Construction and maintenance obligations as set forth on the face of the Plat of Shelter Bay Div. No. 1; Rights to make slopes for cuts and fills for original reasonable grading of all roads as set forth on the face of the Plat; Any law, ordinance or regulation of an Indian Tribe or Nation, including but not limited to, building and zoning ordinances, restricting or regulating the character, dimensions or location of any improvement now or hereafter erected on the land, or prohibiting a separation in ownership or a reduction in the dimensions or area of the land, or the effect of any violation of any such law, ordinance, or regulation; Right of eminent domain or rights of police power exercised by an Indian Tribe or Nation unless notice of the exercise of such rights appears in the public records at date of policy.



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, Skagit County Auditor

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