

AFTER RECORDING MAIL TO:
Strandberg Construction, Inc.
P.O. Box 319
Anacortes, WA 98221



200107300225
Skagit County Auditor

7/30/2001 Page 1 of 2 3:58:29PM

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: PA-97837-E

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

Grantor(s): Cedar Springs LLC
Grantee(s): Strandberg Construction, Inc.
Abbreviated Legal: Lot 7, CEDAR SPRINGS PUD, PHASE 3
Additional legal(s) on page: n/a
Assessor's Tax Parcel Number(s): P32065, P32066, P32068, P32071 aka P117549

THE GRANTOR CEDAR SPRINGS, LLC, a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to STRANDBERG CONSTRUCTION, INC., a Washington Corporation the following described real estate, situated in the County of SKAGIT, State of Washington:

Lot 7, "CEDAR SPRINGS PUD, PHASE 3," as per plat recorded July 23, 2001 under Auditor's File No. 200107230136, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

See Attached Exhibit A

Dated this 30th day of July, 2001

By Cedar Springs LLC

By [Signature]
Nels Strandberg, President

42149
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

JUL 30 2001

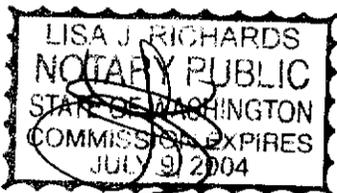
By [Signature] Amount Paid \$ 801.00
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Nels Strandberg 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 acknowledge it as the President of Cedar Springs LLC

to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: July 30 2001



[Signature]
Lisa J. Richards
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: July 9, 2004

Exhibit A

SUBJECT TO: Easement for ingress and egress, installation, maintenance, operation and replacement of utility lines, pipes, poles and conduits, dated September 10, 1991, recorded October 10, 1991, under Auditor's File No. 9110100027; Matters contained on the face of the Plat; Declaration of Covenants, conditions, restrictions, easements and reservations for Cedar Springs PUD, and the terms and conditions thereof, recorded November 8, 2000, under Auditor's File No. 200011080126; By-Laws of the Cedar Springs Homeowner's Association and the terms and conditions thereof, recorded November 8, 2000, under Auditor's File No. 200011080127.