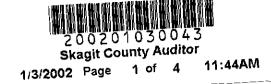
AFTER RECORDING MAIL TO: Andrew Aguilar 743 Westpoint Place Burlington, WA 98233



Filed for Record at Request of Wells Fargo Escrow Company Escrow Number: 04-00406-01

Statutory Warranty Deed MRST AMERICAN TITLE CO.

Grantor(s): Westside Meadows Limited Liability Company Grantee(s): Andrew C. Aguilar

Abbreviated Legal: Unit 34, WESTPOINT CONDOMINIUM

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 4751-000-034-0000 P116742

THE GRANTOR Westside Meadows Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Andrew C. Aguilar, a married man as his separate property the following described real estate, situated in the County of Skagit, State of Washington

Unit 34, "AMENDMENT TO WESTPOINT, A CONDOMINIUM", as recorded September 7, 2000, under Skagit County Auditor's File No. 200009070034, an Amendment to "WESTPOINT CONDOMINIUM", as recorded April 20, 2000, under Auditor's File No. 200004200062.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Westside Meadow's Limited Liability Company  By: Dan R. Mitzel, Managing Member	JAN 0.3 2002  JAN 0.3 2002  Amount Paid \$ 2/9 8.30  Skaglt Co. Treasurer  By Property
STATE OF Washington County of Skagit  I certify that I know or have satisfactory evidence.	SS:  The that Dan R.Mitzel
signed this instrument on oath and stated that to execute the instrument and acknowledge it as	
of Westside Meadows Limited Liability Coas the free and voluntary act of such party for the Dated:	e uses and purposes mentioned in this instrument.
FER	Carrie Huffer Notary Public in and for the State of Washington Residing at Burlington My appointment expires: 12/31/2003

## Schedule "B-1" Exceptions

## AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between:

And: Recorded: Auditor's No: Regarding:

City of Burlington, a municipal corporation Kingsgate Development Corporation

December 19, 1978

893351

Sewer facilities

TERMS AND CONDITIONS CONTAINED IN DECLARATION OF EASEMENTS, COVENANTS AND ROAD MAINTENANCE AGREEMENT:

Dated:

Recorded: Auditor's No.: Executed By:

March 10, 1983 March 10, 1983 8303100034

P.M.P. Development Corporation, a Washington corporation; and Milton C. Pauli, as his separate property and Lowell B. Pauli, as his separate

property

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF: C.

Grantee:

Recorded: Auditor's No: Purpose:

May 4, 1891 2350

Right to cut down dangerous trees

Seattle & Northern Railway Company

Area Affected:

Portion within 200 feet of railroad right of way

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF: D.

Recorded:

October 4, 1938

Auditor's No: Purpose:

306366 Ditch right of way

COVENANTS AND RESTRICTIONS CONTAINED IN AGREEMENT FOR REZONE:

Recorded:

April 5, 1984 8404050068

Auditor's No.:

Affects:

Subject property and other property

**Skagit County Auditor** 

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Commitment No. 00066728

## EASEMENT AND PROVISIONS CONTAINED THEREIN:

Grantee: Dated: Recorded: Auditor's No:

Purpose:

Puget Sound Power & Light Company November 22, 1999 December 3, 1999

No: 199912030123

Right to enter said premises to operate, maintain and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a

danger to said lines

G. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name:

Recorded: Auditor's No: Westpoint, A Condominium April 20, 2000

April 20, 2000 200004200062 (Copy Attached)

Said Plat/Subdivision was amended and/or revised by instrument recorded under Auditor's File No. 200009070034.

H. Terms, provisions, requirements and limitations contained in the Horizontal Property Regimes Act, Chapter 156, Laws of 1963, (R.C.W. 64.32) as now amended or as may hereafter be amended.

- I. Terms, provisions, requirements and limitations contained in the Washington Condominium Act, Chapters 43 and 428, Laws of 1989, (R.C.W. 64.34) and as may be hereafter amended.
- J. Terms, provisions, covenants, conditions, definitions, options, obligations and restrictions contained in the Condominium Declaration and as may be contained in the bylaws adopted pursuant to said Declaration:

Recorded: Auditor's File No: April 20, 2000 200004200063 (Copy Attached)

Including the right of the declarant to withdraw portions of the common elements and/or to encumber any portion of said common elements.

Any assessment now or hereafter levied under the provisions of the Condominium Declaration of Westpoint Condominium, or any amendment thereto or under the bylaws adopted pursuant to said Declaration.

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Commitment No. 00066728

Any assessment now or hereafter levied under the provisions of the Condominium Declaration of Skyline No. 24, a Condominium, or any amendment thereto or under the bylaws adopted pursuant to said declaration to the extent provided for by R.C.W. 64.34.

Said instrument was modified by instrument recorded September 7, 2000 under Auditor's File No. 200009070035 and instrument recorded October 6, 2000 under Auditor's File No. 200010060069.

M

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