

AFTER RECORDING MAIL TO:

Douwe Dykstra  
19111 Gear Road  
Burlington, WA 98233



200202210067

Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-100213-E

**Statutory Warranty Deed**

LAND TITLE COMPANY OF SKAGIT COUNTY

Grantor(s): Alice Oosterhof

Grantee(s): Douwe Dykstra

Abbreviated Legal: records of Skagit County, WA, 21, 35, 4

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 350421-2-001-0005/P37002, 350412-2-005-0001/P37007

**THE GRANTOR ALICE OOSTERHOF**, an unmarried woman  
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION  
in hand paid, conveys and warrants to **DOUWE DYKSTRA**, an unmarried man  
the following described real estate, situated in the County of Skagit, State of Washington:  
See Attached Exhibit A

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

Dated this 19th day of February, 2002

By Alice Oosterhof  
Alice Oosterhof

By FEB 21 2002

#698  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

By

By

Amount Paid \$ 7068.69  
Skagit Co. Treasurer  
By Deputy

STATE OF WASHINGTON

County of Skagit

SS:

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

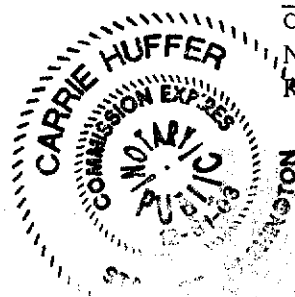
Dated: February 19th, 2002

Carrie Huffer

Carrie Huffer

Notary Public in and for the State of WASHINGTON

Residing at Burlington



## Exhibit A

The East 1/2 of the Northwest 1/4 of Section 21, Township 35 North, Range 4 East, W.M., EXCEPT the South 30 feet thereof conveyed to Skagit County by Deed recorded April 25, 1894, under Auditor's File No. 19198, in Volume 28 of Deeds, page 548, records of Skagit County, AND EXCEPT that portion lying within the as built and existing County road running along the North line of said East 1/2 commonly known as Dahlstedt Road, AND EXCEPT that portion lying within Drainage District No. 14 ditch right of way running along the North line of said East 1/2 and as condemned in Skagit County Superior Court Cause No. 3604, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

*a.p.*



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## EXCEPTIONS:

## A. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company  
Purpose: Transmission line  
Area Affected: The South 27 feet of the West 19 feet,  
North of road  
Dated: June 10, 1953  
Recorded: June 22, 1953  
Auditor's No.: 489731, in Volume 256 of Deeds, page 566

## B. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Cascade Natural Gas Corporation  
Purpose: Gas pipeline  
Area Affected: A strip of land 50 feet in width  
reverting back to 30 feet in width  
following completion of construction of  
gas line, all as shown and delineated on  
Exhibit "A" attached to said document  
Dated: March 29, 1957  
Recorded: April 3, 1957  
Auditor's No.: 549473

The above easement was modified by instrument dated November 12, 1982 and recorded November 23, 1982, under Auditor's File No. 8211230007.

## C. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Drainage District No. 14, a municipal  
corporation  
Area Affected: Over the West 30 feet of the subject  
property  
Dated: February 28, 1969  
Recorded: September 29, 1969  
Auditor's No.: 731529

## D. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company  
Purpose: Electric service line  
Area Affected: A strip of land the exact width of which  
is not disclosed. Said strip being  
described as following the South line of  
the County road which runs along the  
North line of the Northeast  $\frac{1}{4}$  of the  
Northwest  $\frac{1}{4}$  of Section 21, Township 35  
North, Range 4 East, W.M.  
Recorded: February 11, 1927  
Auditor's No.: 201109, in Volume 142 of Deeds, page 390

- continued -

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Schedule "B-1"

P-100213-E

EXCEPTIONS CONTINUED:

E. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Cascade Natural Gas Corporation  
Purpose: Gas line  
Dated: November 12, 1982  
Recorded: November 23, 1982  
Auditor's No.: 8211230007

F. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a  
Washington corporation  
Purpose: One or more electric transmission and/or  
distribution lines  
Area Affected: That portion of the above described  
property lying within the following  
described area. Beginning at the  
Northwest corner of the Northeast ¼ of  
the Northwest ¼ of the above described  
Section 21; thence South along the West  
line thereof 33 feet; thence  
Northeasterly to a point on the North  
line of said Section 21 that is 200 feet  
East of the point of beginning; thence  
West to the point of beginning.  
Dated: Not disclosed  
Recorded: April 3, 1989  
Auditor's No.: 8904030060

A.O.

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