

AFTER RECORDING MAIL TO:

Charles A. Knox
1233 S. Fenske Lane
Burlington, WA 98233



200203060159
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-100222-E1

Statutory Warranty Deed FIRST AMERICAN TITLE CO.

Grantor(s): Gary D. McCormick, Aina McCormick

68323-1

Grantee(s): Charles A. Knox, Flor M. Knox

Abbreviated Legal: Lot 5, 'Gages Circle', records of Skagit County, WA

Additional legal(s) on page:

Assessor's Tax Parcel Number(s): 4774-000-005-0000/P117818

THE GRANTOR Gary D. McCormick and Aina McCormick, husband and wife
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
in hand paid, conveys and warrants to Charles A. Knox and Flor M. Knox, husband and
wife
the following described real estate, situated in the County of Skagit, State of Washington:
Lot 5, "PLAT OF GAGES CIRCLE", as recorded under Skagit County Auditor's
File No. 200102130017.

Situated in the State of Washington, County of Skagit.

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

Dated this 4th day of March, 2002

By Gary D. McCormick
Gary D. McCormick

By Donna Kuras
attorney in fact

By Aina McCormick
Aina McCormick

By Donna Kuras
attorney in fact

STATE OF WASHINGTON

County of Skagit

SS:

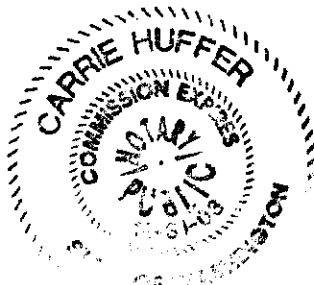
On this 6th day of March, 2002 before me personally appeared Donna
Kuras, who executed the within instrument as Attorney in Fact
for Gary D. McCormick & Aina McCormick

and acknowledged to me that she signed and sealed the same as her free and voluntary act and
deed as attorney in fact for Gary D. McCormick & Aina McCormick

for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney
authorizing the execution of this instrument has not been revoked and that the said Gary D.
McCormick & Aina McCormick is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.

(Seal)



Carrie Huffer

Notary Public in and for the State of WASHINGTON

Residing at Burlington

My appointment expires: 12/31/2003

913

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 06 2002

Amount Paid \$ 3146¹⁵
Skagit Co. Treasurer

By Bo Deputy

LPB-10

Commitment No. 00068323

Schedule "B-1" Exceptions

A. Any adverse claim by reason of any change in the location of the boundaries of said premises which may have resulted from any change in the location of the River/Creek herein named, or its banks, or which may result from such change in the future.

River/Creek: Gages Slough

B. Terms and Conditions of Conditional Use Permit as recorded April 1, 1982, under Skagit County Auditor's File No. 8204010013.

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

Plat/Subdivision Name: Plat of Gages Circle
Recorded: February 13, 2001
Auditor's No: 200102130017

D. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc.
Dated: October 31, 2000
Recorded: November 14, 2000
Auditor's No: 200011140036
Purpose: "... utility systems for purposes of transmission, distribution and sale of gas and electricity. . . "

Area Affected:

Easement No. 1: All streets and road rights-of-way as now or hereafter designed, platted, and/or constructed within the above described property. (When said streets and road are dedicated to the public, this clause shall become null and void).

Easement No. 2: A strip of land 10 feet in width across all lots, tracts and open spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road rights-of-way.

DM by DK
AM by DK



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