

AFTER RECORDING MAIL TO:
Dean C. Hiestand, Jr.
26417 Minkler Road
Sedro-Woolley, WA 98284

200203200126
Skagit County Auditor

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Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-99902-E

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Daniel James Hopf, Catherine T. Hopf

Grantee(s): Dean C. Hiestand, Jr., Pamela S. Hiestand

Abbreviated Legal: records of Skagit County, WA, 16, 35, 5

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 350516-2-008-0004/P39211, 350516-3-001-0009/P39216

THE GRANTOR Daniel James Hopf and Catherine T. Hopf, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Dean C. Hiestand, Jr. and Pamela S. Hiestand, husband and wife

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 12th day of March, 2002

By Daniel James Hopf
Daniel James Hopf

By Catherine T. Hopf
His Attorney in fact

By Catherine T. Hopf
Catherine T. Hopf

STATE OF WASHINGTON }
County of Skagit } SS:

On this 15th day of March, 2002 before me personally appeared Catherine T. Hopf, to me known to be the individual described in and who executed the foregoing instrument for herself and as Attorney in Fact for Daniel James Hopf and acknowledged that she signed and sealed the same as her free and voluntary act and deed for her self and also as her free and voluntary act and deed as Attorney in Fact for said principal 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therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

71158

MAR 20 2002

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Amount Paid \$ 3970.35
Skagit Co. Treasurer
By *[Signature]* Deputy

LPB-10

Exhibit A

PARCEL "A":

That portion of the Southeast 1/4 of the Northwest 1/4 of Section 16, Township 35 North, Range 5 East, W.M., lying South of the right of way of the Great Northern Railway and North of the right of way of the State of Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the North 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 16, Township 35 North, Range 5 East, W.M., lying North of the right of way of the State of Washington.

Situate in the County of Skagit, State of Washington.

Schedule "B-1"

EXCEPTIONS:

A. Exceptions and reservations contained in deeds from the State of Washington recorded in Volume 85 of Deeds, page 436, and in Volume 109 of Deeds, page 124, whereby the grantor excepts and reserves all oils, gases, coal, ores, minerals, fossils, etc., provided that no rights shall be exercised until provision has been made for full payment of all damages sustained by reason of said entry.

B. Reservations contained in deed from the State of Washington to Julia Elizabeth Parker, dated November 2, 1917, and recorded December 3, 1917, in Volume 109 of Deeds, page 124, under Auditor's File No. 122579, substantially, as follows:

Subject, however, to an easement for right of way for railroad purposes heretofore granted to the Seattle & Northern Railway Company and also subject to an easement for right of way for railroad purposes heretofore granted to the Puget Sound and Baker River Railroad Company.

(Affects that portion of said premises lying within the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$)

C. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee:

Puget Sound Power & Light Company

Purpose:

Transmission line

Area Affected:

That portion of said premises lying within the North $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$

Dated:

June 25, 1925

Recorded:

June 30, 1925

Auditor's No.:

Volume 137 of Deeds, page 187

DH/CH

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