



200205220103  
Skagit County Auditor

5/22/2002 Page 1 of 2 1:27PM

AFTER RECORDING MAIL TO:

JOHN R. COX & ASSOCIATES LLC  
P.O. BOX 456  
ANACORTES, WA 98221  
A67990

Filed for Record at Request of First American Title of Skagit County

FIRST AMERICAN TITLE CO.

Statutory Warranty Deed

HL7990E-1

THE GRANTOR CURT W. OPPEL and MONICA P. OPPEL, Husband and Wife for and in consideration of Ten Dollars and other valuable consideration and as part of an IRS 1031 Tax Deferred Exchange in hand paid, conveys and warrants to JOHN R. COX & ASSOCIATES LLC the following described real estate, situated in the County of SKAGIT, State of Washington:

Lots 1 through 3, inclusive, Block 229, "MAP OF THE CITY OF ANACORTES", as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

SUBJECT TO: 2nd 1/2 2002 Real Estate taxes and items set forth on "Exhibit A" attached hereto and by this reference made a part hereof.

2224  
 SKAGIT COUNTY WASHINGTON  
 Real Estate Excise Tax  
 PAID  
 MAY 22 2002  
 Amount Paid \$ 1513.00  
 Skagit County Treasurer  
 By: *nam* Deputy

2090  
 SKAGIT COUNTY WASHINGTON  
 REAL ESTATE EXCISE TAX  
 MAY 15 2002  
 Amount Paid \$ 1513.00  
 Skagit Co. Treasurer  
 By: *sp* Deputy

Assessor's Property Tax Parcel Account Number(s): 3772-229-003-0000 P109188

Dated May 8, 2002.

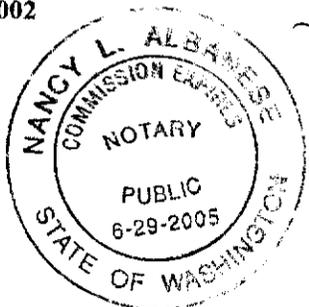
CURT W. OPPEL

MONICA P. OPPEL

STATE OF WASHINGTON }  
COUNTY OF SKAGIT } ss

I certify that I know or have satisfactory evidence that CURT W. OPPEL and MONICA P. OPPEL are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: May 10, 2002



Notary Public in and for the State of Washington  
Residing at Anacortes  
My appointment expires: 6-29-05

EXHIBIT "A"

A. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: City of Anacortes, a municipal corporation  
And: Gerald E. Simon, et al  
Dated: November 1993  
Recorded: November 29, 1993  
Auditor's No: 9311290105  
Regarding: Latecomer's Agreement

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, A COPY OF WHICH IS HERETO ATTACHED:

Dated: June 13, 1995  
Recorded: June 15, 1995  
Auditor's No: 9506150090  
Executed by: Richard Ekern and Patria R. Davis

C. RESERVATIONS CONTAINED IN DEED

Executed by: Richard Recio Ekern  
Recorded: June 28, 1996  
Auditor's No: 9606280165  
As Follows:

Grantee or Grantees and his/her heirs, successors and assigns, shall not construct or maintain or allow to be constructed or maintained upon the real property described in this Deed and building or structures of any kind that has a height in excess of 13 feet above the existing level of the Southwest corner of the said real property.

D. Matters as disclosed and/or delineated on the face of the following recorded Survey:

Recorded: September 14, 1998  
Auditor's No: 9809140006  
(Copy Attached)



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