

AFTER RECORDING MAIL TO:

Mr. Kevin J. Muzzuco
213 North Gardner Road
Burlington, WA 98233

200207160116
Skagit County Auditor
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LAND TITLE COMPANY OF SKAGIT COUNTY

STATUTORY WARRANTY DEED

Escrow No. 220326
Title Order No. S-101553

THE GRANTOR Bruce M. Fowler and Lisa A. Fowler, Both unmarried persons

for and in consideration of **Ten Dollars** and other good and valuable consideration

in hand paid, conveys and warrants to **Kevin J. Muzzuco, A single man**

the following described real estate, situated in the County of **Skagit**, State of Washington:

Legal Description (abbreviated): ptn. Tr. 35, Burlington Acreage, aka Tr. B, SP 61-74
additional legal on exhibit A

Assessor's Property Tax Parcel/Account Number(s): P62479 Acct #3867-000-035-0708

SUBJECT TO: Subject To's are attached hereto and by this reference made a part hereof.

Dated: July 8, 2002

Bruce M. Fowler #3206 Lisa A. Fowler
Bruce M. Fowler Lisa A. Fowler
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 16 2002

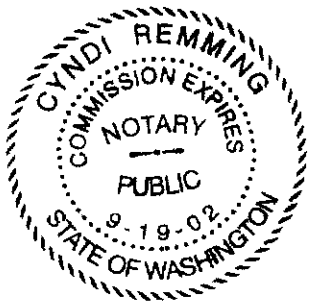
State of Washington

County of Snohomish

Amount Paid \$ 2929.95
By [Signature] Deputy
Skagit Co. Treasurer

I certify that I know or have satisfactory evidence that Bruce M. Fowler and Lisa A. Fowler is/are the person(s) who appeared before me, and said person(s) 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: 7-11-02



[Signature]
Notary Public in and for the State of Washington
Residing at UK Stevens
My appointment expires 9-19-02

LEGAL
DESCRIPTION:

EXHIBIT "A"

PARCEL "A":

Tract "B" of Short Plat No. 61-74, approved November 6, 1974, recorded November 19, 1974 in Volume 1 of Short Plats, page 49, under Auditor's File No. 810202, being a portion of Tract 35 of "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion of said Tract "B", lying within the South 82 feet of the West 24.39 feet of the East 149.39 feet of the North 184 feet of said Tract 35.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

The West 25 feet of the East 385 feet of the North 184 feet of Tract 35 of "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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Subject to:

Notes contained on the face of Short Plat No. 61-74, as follows:

1. Zoning - Residential;
2. All maintenance and construction of private roads are the responsibility of the lot owners and the responsibility of maintenance shall be in direct relationship to usage of roads;
3. Short Plat Number and date of approval shall be included in all deeds and contracts;
4. Sewage Disposal - Individual septic tank;
5. Water - P.U.D. No. 1.



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