

AFTER RECORDING MAIL TO:
Mr. Jordan D. Berry
12800 Marine Drive
Anacortes, WA 98221



200211080281
Skagit County Auditor
11/8/2002 Page 1 of 2 4:02PM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 103797-PE

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Michael W. Gahan
Grantee(s): Jordan D. Berry
Abbreviated Legal: Tr. 14, Burlington Hill Estates #1 & Lots 9-10 & ptn of 8, Blk. 245, Anac.
Assessor's Tax Parcel Number(s): 4370-000-014-0008, P80557, 3772-245-010-0017, P56398

THE GRANTOR JORDAN D. BERRY, single and MICHAEL W. GAHAN, a married man each an undivided 1/2 interest, each as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Jordan D. Berry, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington.

PARCEL "A":

Lot 14, "BURLINGTON HILL ESTATES," as per plat recorded in Volume 12 of Plats, pages 2 and 3, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

The West 1/2 of Lot 8, and all of Lots 9 and 10, Block 245, "MAP OF THE CITY OF ANACORTES", as per plat recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

#5285 / #5286
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

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

Dated November 7, 2002

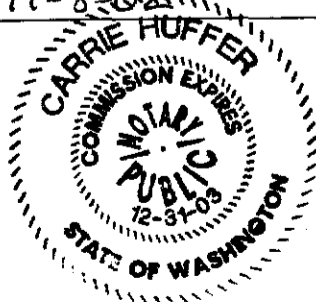
Michael W. Gahan

NOV 08 2002
Amount Paid \$ 459.00
Skagit Co. Treasurer 367.00
By Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Michael W. Gahan & Jordan D. Berry the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11-8-02



Carrie Huffer
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 12/31/2003

EXCEPTIONS:

A. Easement Provisions as set forth on the face of said plat of "BURLINGTON HILL ESTATES", as follows:

An easement is hereby reserved for and granted to Puget Sound Power and Light Company, Continental Telephone Company, Nationwide Cablevision and their respective successors and assigns under and upon the exterior seven (7) feet parallel and adjacent to the street frontage of all lots in which to install, lay, construct, renew, operate and maintain underground conduits, cable and wires with necessary facilities and other equipment for the purpose of serving the subdivision and other property with electric, telephone and cablevision service together with the right to enter upon the lots at all times for the purpose stated.
(Affects Parcel "A")

B. Provisions contained in the dedication of said plat as follows:

The right to make all necessary slopes for cuts and fills and the right to continue to drain said roads and ways over and across any lot where water might take a natural course, in the original grading of the roads and ways hereon. Following reasonable original grading of the roads and ways hereon no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road right of way or to hamper proper road drainage. Any enclosing of drainage waters in culverts or drains or re-routing thereof across any lot may be undertaken by or for the owner of any lot shall be done by and at the expense of such owner.
(Affects Parcel "A")

C. Condition set forth on the face of said plat as follows:

"All lots in this plat will be included in the drainage district for the enhancement of the drainage characteristics of gages slough when and if same is formed."
(Affects Parcel "A")

