

AFTER RECORDING MAIL TO:
Mr. and Mrs. Kirk M. Campbell
P.O. Box 84
Mount Vernon, WA 98273

200212300173
Skagit County Auditor
12/30/2002 Page 1 of 2 1:53PM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 104188-PE

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Mark L. Mauden and Elizabeth A. Mauden
Grantee(s): Kirk M. Campbell and Susan D. Musselman
Abbreviated Legal:
Assessor's Tax Parcel Number(s): 4667-000-013-0000/P108240, P108240, 4667-000-014-0000/P108163, P108163

THE GRANTOR ELIZABETH A. MAUDEN and MARK L. MAUDEN, wife and husband, doing business as B and M Management for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to KIRK M. CAMPBELL and SUSAN D. MUSSELMAN, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lots 13 And 14, "CASCADE HEIGHTS," as per plat recorded in Volume 16 of Plats, pages 85 and 86, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

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

Dated December 26, 2002

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
#6083

DEC 30 2002

Amount Paid \$ 7202.40
By [Signature] Skagit Co. Treasurer
Deputy

[Signature]
Mark L. Mauden

[Signature]
Elizabeth A. Mauden

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Mark L. Mauden and Elizabeth A. Mauden** 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: December 26, 2002



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

EXCEPTIONS:

- A. Right of the public to make necessary slopes for cuts or fills upon property herein described in the reasonable original grading of street, avenues, alleys and roads, as dedicated in the plat.
- B. Easements as shown on the plat, as follows:

An easement is hereby reserved for and granted to City of Concrete, Puget Sound Power & Light Co., General Telephone Co. of the Northwest, Inc., Cascade Natural Gas Corp. and Summit Cablevision of Washington, inc. and their respective successors and assigns under and upon the dedicated streets and avenue shown hereon and other utility easements shown on the face of the plat in which to install, lay, construct, renew, operate, maintain, and remove utility systems, lines, fixtures and appurtenances attached thereto, for the purpose of providing utility services to the subdivision and other property, together with right to enter upon the lots and tracts at all times for the purposes stated, with the understanding that any grantee shall be responsible for the unnecessary damage it causes to any real property owner in the subdivision by the exercise of rights and privileges herein granted.

- C. Notes shown on the face of the Plat, as follows:

1. Zoning - Residential;
2. Water - City of Concrete;
3. Sewer - City of Concrete;

- D. EASEMENTS SHOWN ON FACE OF PLAT:

For: Drainage and utilities
Affects: South and East 10 feet



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