

AFTER RECORDING MAIL TO:
CLIFF LEIGHT
2628 WILLIAMS STREET
BELLINGHAM, WA 98225



200308150285
Skagit County Auditor

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Filed for Record at Request of
Snohomish Escrow, Inc.
Escrow Number: S22023

CHICAGO TITLE C25912 **Statutory Warranty Deed**

Grantor(s): LARRY G HOWER AND I LYNNE HOWER, TRUSTEES OF THE LARRY G HOWER
AND I LYNNE HOWER REVOCABLE LIVING TRUST
Grantee(s): CLIFF LEIGHT
Abbreviated Legal: PTN NW NW 22-36-3, records of SKAGIT County
Additional legal(s) on page: EXHIBIT A
Assessor's Tax Parcel Number(s): 360322-2-007-0008

THE GRANTOR LARRY G HOWER AND I LYNNE HOWER, TRUSTEES OF THE LARRY G
HOWER AND I LYNNE HOWER REVOCABLE LIVING TRUST

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION

in hand paid, conveys and warrants to CLIFF LEIGHT, a single person

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

ATTACHED AS "EXHIBIT A" AND MADE A PART HEREOF

#4147
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SUBJECT TO: ATTACHED AS "EXHIBIT B" AND MADE A PART HEREOF

AUG 15 2003

Dated this 12th day of August, 2003

Amount Paid \$ 215.00
By Skagit Co. Treasurer
Deputy

By LARRY G HOWER AND I LYNNE HOWER,
TRUSTEES OF THE LARRY G HOWER AND
I LYNNE HOWER REVOCABLE LIVING
TRUST

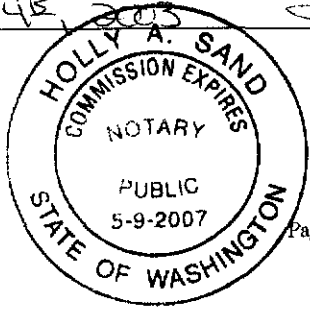
By I. Lynne Hower
I LYNNE HOWER, TRUSTEE

By Larry G. Hower
LARRY G HOWER, TRUSTEE
STATE OF WASHINGTON }
County of SNOHOMISH } SS:

I certify that I know or have satisfactory evidence that LARRY G HOWER AND I LYNNE
HOWER are the person s who appeared before
me, and said person s acknowledged that they signed this instrument, on oath stated that they are
authorized to execute the instrument and acknowledge it as the TRUSTEE and
TRUSTEE of LARRY G HOWER AND I LYNNE HOWER REVOCABLE
LIVING TRUST

to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 14th 2003



HOLLY A SAND
Notary Public in and for the State of WASHINGTON
Residing at MONROE
My appointment expires: 05/09/07

EXHIBIT "A"

The West 10 acres of the Northwest Quarter of the Northwest Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian, lying Northerly and Easterly of the right of way of the county road, as same was established and constructed on July 14, 1938;

TOGETHER WITH the West 140 feet of the following parcel:

The Northwest Quarter of the Northwest Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian, lying Northeasterly of the County road;

EXCEPT the West 10 acres of the Northwest Quarter of the Northwest Quarter of said Section 22, lying North and Easterly of the right of way of the county road, as same as was established and constructed on July 14, 1938;

AND EXCEPT that portion conveyed to Larry G. Hower etux by deed recorded August 14, 1978, under Auditor's File No. 885459;

ALSO TOGETHER WITH county road right of way running through property described as follows:

Located in the Northwest Quarter of Section 22, Township 36 North, Range 3 East of the Willamette Meridian, that portion of unopened county right of way known as Wood Road #24400 being 60 feet in width lying Westerly of the center line of said Section 22 and continuing in a Northwesterly direction with the West line of said Section 22, per final order of vacation under resolution #R20020285, recorded under Auditor's File No. 200208080139, records of Skagit County, Washington.

Situated in Skagit County, Washington

- END OF EXHIBIT "A" -

Handwritten signature/initials



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EXHIBIT B

Terms and conditions of order vacating county right of way known as Wood Road No. 24400 and recorded under Auditor's File No. 200208080139.

Easement set forth in vacation order no. 24400 in Auditor's File No. 200208080139, as follows:

An easement in gross is hereby reserved within the vacated right-of-way for all existing and future utilities, including extensions and improvements thereto, and recognition of any franchises of records.

Notice of low flow mitigation summary recorded January 9, 1998 under Auditor's File No. 9801090080, a copy of which is hereto attached.

Easement, including the terms and conditions thereof, granted by instrument(s);

Recorded: September 29, 1988

Auditor's No(s): 8809290002, records of Skagit County, Washington

In favor of: Larry and Lynne Hower and the Blanchard Sub-Flood Control Zone of Skagit County

For: Construction and maintenance of drainage ditch

Affects: Said premises and other property

Waiver and consent not to sue recorded January 9, 1998 under Auditor's File No. 9801090079, a copy of which is hereto attached.

Affect, if any, of 6-year moratorium on development, which expired October 13, 2000.

[Handwritten signature]
[Handwritten initials]



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