

AFTER RECORDING MAIL TO:  
Laura Sue Sund  
2306 35th Court  
Anacortes, WA 98221

200312050161  
Skagit County Auditor  
12/5/2003 Page 1 of 3 3:39PM

Filed for Record at Request of  
Land Title Company Of Skagit County  
Escrow Number: 109595-SAE

LAND TITLE COMPANY: SKAGIT COUNTY

## Statutory Warranty Deed

Grantor(s): Floyd B. Woodcock and Mary M. Woodcock  
Grantee(s): Laura Sue Sund  
Abbreviated Legal: Lot 8, Village Park.  
Assessor's Tax Parcel Number(s): P112543/4702-000-008-0000

THE GRANTOR FLOYD B. WOODCOCK AND MARY M. WOODCOCK, HUSBAND AND WIFE for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to LAURA SUE SUND, AN UNMARRIED WOMAN the following described real estate, situated in the County of Skagit, State of Washington.

Lot 8, "PLAT OF VILLAGE PARK," as per plat recorded in Volume 16 of Plats, pages 192 and 193, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 05 2003

Amount Paid \$ 5,909.00  
Skagit Co. Treasurer  
By Deputy

Dated December 2, 2003

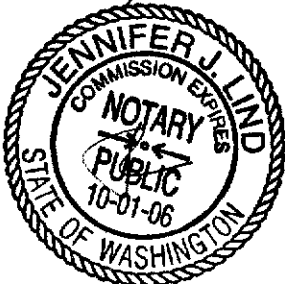
Floyd B. Woodcock  
Floyd B. Woodcock

Mary M. Woodcock  
Mary M. Woodcock

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Floyd B. Woodcock and Mary M. Woodcock** the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 12/3/03



[Signature]

Notary Public in and for the State of Washington  
Residing at Bow  
My appointment expires: 10/21/06

**EXCEPTIONS:****A. EASEMENT AND DEDICATION SHOWN ON FACE OF PLAT, AS FOLLOWS:****UTILITIES EASEMENT:**

An easement is hereby reserved for and conveyed to the City of Anacortes, Puget Sound Energy, GTE Telephone Company, Cascade Natural Gas Company and TCI Cable Television Company and their respective successors and assigns under and upon the exterior ten (10) feet of front boundary lines all lots, tracts and spaces within the plat lying parallel with and adjoining all street(s) in which to construct, operate, maintain, repair, replace and enlarge underground pipes, conduits, cables and wires all necessary or convenient underground or ground mounted appurtenances thereto for the purpose of serving this subdivision and other property with electric, gas, telephone and other utility service, together with the right to enter upon the streets, lots, tracts and spaces at all times for the purposes herein stated.

All the easement shown on the Plat across Lots 21 and 22 for the purposes identified above.

In addition to the above, an easement is hereby reserved for and conveyed to the City of Anacortes for underground water main for the West (10) feet of Lot 15 and the East (10) feet of Lot 14 in which to construct, operate, maintain, repair, replace and enlarge the underground pipe.

**STORM WATER DETENTION PONDS:**

The Storm Water Detention Pond are hereby dedicated to the City of Anacortes for Tracts "A" and "B" for operation and maintenance by the City of Anacortes.

**DEDICATION:**

Know all men by these present that InterWest Bank, mortgage holder, and Village Park Partnership, owner of the land hereby platted, declare this plat and dedicate to the use of the public forever, streets and avenues shown hereon and the use thereof for all public purposes consistent with the use thereof for public highway purposes together with the right to make all necessary slopes for cuts and fills upon the lots and blocks shown hereon in the original reasonable grading of all such streets and avenues shown hereon.

**B. Notes shown on face of Plat, as follows:**

- 1.) Zoning – Residential Low Density District;
- 2.) Water Supply – City of Anacortes;
- 3.) Sewer Disposal – City of Anacortes;
- 4.) Each lot shall be assessed a one time \$1,000 park impact fees at the time of building permit application payable to the City of Anacortes;
- 5.) A deed restriction shall be recorded for Lots 13-21 and Lot 24 that stipulates that the property owner will not oppose a vacation of the 36<sup>th</sup> Street right of way.

- Continued -



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## EXCEPTIONS CONTINUED:

## C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN SAID PLAT AND IN DECLARATION OF PROTECTIVE RESTRICTIONS, AS HERETO ATTACHED:

Declaration Dated: October 9, 1997  
Recorded: October 17, 1997  
Auditor's No.: 9710170076  
Executed By: Village Park Partnership, a Washington general partnership

## AMENDMENT TO COVENANTS:

Recorded: November 13, 1998  
Auditor's No.: 9811130093

## D. A COVENANT NOT TO OPPOSE FUTURE LOCAL IMPROVEMENT DISTRICT:

By: Village Park, LLC  
Dated: December 22, 1997  
Recorded: December 22, 1997  
Auditor's No.: 9712220112  
Affects: Lots 13 through 21 and Lot 24 within the Plat of Village Park



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Skagit County Auditor

12/5/2003 Page 3 of 3 3:39PM