

AFTER RECORDING MAIL TO:  
Leland R. Wehland  
2405 Highland Drive  
Anacortes, WA 98221



200404270118  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company Of Skagit County  
Escrow Number: 111464-PAE

LAND TITLE OF SKAGIT COUNTY

## Statutory Warranty Deed

Grantor(s): John R. Godwin and Camille L. Godwin  
Grantee(s): Leland R. Wehland and Gladys S. Lyons  
Abbreviated Legal: Lot 40, Skyline #5  
Assessor's Tax Parcel Number(s): P59354/3821-000-040-0003

THE GRANTOR John R. Godwin and Camille L. Godwin, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION AND AS PART OF AN I.R.C. SECTION 1031 Tax Deferred Exchange in hand paid, conveys and warrants to Leland R. Wehland and Gladys S. Lyons, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 40, "SKYLINE NO. 5," as per plat recorded in Volume 9 of Plats, pages 56 through 58, inclusive, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

Dated April 20, 2004

John R. Godwin

Camille L. Godwin

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

# 1996

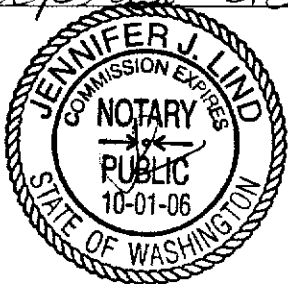
APR 27 2004

Amount Paid \$ 7102.<sup>30</sup>  
Skagit Co. Treasurer  
By Deputy

STATE OF Washington  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that John R. Godwin and Camille L. Godwin 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: April 22, 2004



Notary Public in and for the State of Washington  
Residing at BW  
My appointment expires: 10/01/06

EXCEPTIONS:

- A. The right reserved in the dedication of the plat to make all necessary slopes for cuts and fills upon the lots in the original reasonable grading of the roads, streets and alleys shown hereon.
- B. Easement provisions set forth on the face of said Plat, as follows:

"An easement is hereby reserved for and granted to Puget Sound Power & Light Company and General Telephone Company of the Northwest and their respective successors and assigns under and upon the exterior five feet of front and rear boundary lines and under and upon the exterior 2.5 feet of side boundary lines of all lots, in which to install, lay, construct, renew, operate and maintain underground conduits, cables and wires with necessary facilities and other equipment for the purpose of serving the subdivision and other property with electric and telephone service, together with the right to enter upon the lots at all times for the purposes stated; also hereby granted is the right to use the streets for the same purposes."

- C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated:	September 6, 1968
Recorded:	September 16, 1968
Auditor's No.:	718213
Executed By:	Skyline Associates, a limited partnership, Harry Davidson, General Partner

- D. Provision contained in deed through which title is claimed from Skyline Associates, as follows:

"Purchaser agrees and covenants that the above-described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of Skyline Beach Club, Inc., a Washington Non-Profit Corporation, and Purchaser acknowledges that he has received a copy of the Articles of Incorporation and By-Laws of the said Non-Profit Corporation."



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