

AFTER RECORDING MAIL TO:
Joseph Robinson
11272 Havekost Road
Anacortes, WA 98221



200405130123
Skagit County Auditor

5/13/2004 Page 1 of 2 3:29PM

Filed for Record at Request of
Land Title Company Of Skagit County
Escrow Number: 111677-PAE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Ryan D. Lavine and Cathy L. Lavine
Grantee(s): Joseph Robinson
Abbreviated Legal: Tr. D SP 15-79 in 35-35-1 E W.M.
Assessor's Tax Parcel Number(s): P32568/350135-1-014-0405

THE GRANTOR Ryan D. Lavine and Cathy L. Lavine, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Joseph Robinson, a single man the following described real estate, situated in the County of Skagit, State of Washington.

Tract D of Skagit County Short Plat No. 15-79 entitled "LINGERWOOD ESTATES", approved March 29, 1979, and recorded March 30, 1979, under Auditor's File No. 7903300001 in Volume 3 of Short Plats, pages 91 and 92, records of Skagit County, Washington; being a portion of the Southeast 1/4 of the Northeast 1/4 of Section 35, Township 35 North, Range 1 East, W.M.

Situate in the County of Skagit, State of Washington.

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

Joseph Robinson

Dated May 10, 2004

Ryan D. Lavine
Ryan D. Lavine

Cathy L. Lavine
Cathy L. Lavine #2349

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 13 2004

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 2759.00
By *[Signature]* Skagit Co. Treasurer
Deputy

I certify that I know or have satisfactory evidence that Ryan D. Lavine and Cathy L. Lavine 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: May 11, 2004

[Signature]

[Signature]
Lisa J. Richards
Notary Public in and for the State of Washington
Residing at Skagit
My appointment expires: July 9, 2004

EXCEPTIONS:

A. Notes contained on the face of Short Plat No. 15-79, as follows:

- 1. Water Supply - Water of sufficient quantity and/or quality for normal domestic purposes is not provided at the time of filing the plat, the buyer should inquire and investigate as to the availability of said water;
- 2. Sewage Disposal - Percolation tests and soil log dates for individual septic tanks, drainfield disposal systems submitted by M. D. Mitchell, P.E. on 2-16-79;
- 3. Existing Zoning - Residential;
- 4. Construction of Driveways, along Havekost Road, requires "Access Permits" from the County's Engineering Department;
- 5. The construction, improvement and maintenance of the proposed common access road (Parcel E) is the responsibility of users of that road;

B. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a Washington corporation
 Purpose: The right to construct, operate, maintain, repair, replace an underground electric transmission and/or distribution system
 Area Affected: Being located on the private road located on said property
 Dated: July 18, 1979
 Recorded: July 31, 1979
 Auditor's No.: 7907310018



200405130123

Skagit County Auditor

UNOFFICIAL DOCUMENT