

WHEN RECORDED RETURN TO:

Name: Alan Scott Davis
Address: 13871 Avon Allen Rd
City, State, Zip Mount Vernon, WA 98273



200406250129
Skagit County Auditor

6/25/2004 Page 1 of 2 3:47PM

Chicago Title Insurance Company

CHICAGO TITLE IC31405 ✓

STATUTORY WARRANTY DEED

THE GRANTOR COLLEEN HELGESON, An Unmarried Person

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION
in hand paid, conveys and warrants to ALAN SCOTT DAVIS AND PATRICIA L CAMPBELL, Each
Unmarried Persons, As Their Separate Estates
the following described real estate, situated in the County of SKAGIT, State of Washington:

LOT 1, SKAGIT COUNTY SHORT PLAT NO. 92-049, APPROVED
MARCH 29, 1993, AND RECORDED MARCH 31, 1993, IN
VOLUME 10 OF SHORT PLATS, PAGE 178, UNDER AUDITOR'S
FILE NO. 9303310018, RECORDS OF SKAGIT COUNTY, WASHINGTON;
BEING A PORTION OF GOVERNMENT LOT 4, SECTION 12,
TOWNSHIP 34, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN.
SITUATED IN SKAGIT COUNTY, WASHINGTON.

SUBJECT TO EASEMENTS, CONDITIONS, COVENANTS AND
RESTRICTIONS PER ATTACHED EXHIBIT "B" AND BY THIS
REFERENCE MADE A PART HEREOF.

Tax Account Number 340312-0-045-0100 DATED June 24th, 2004, 19 2004
Colleen Helgeson SKAGIT COUNTY WASHINGTON
Colleen Helgeson REAL ESTATE EXCISE TAX

JUN 25 2004

Amount Paid \$4272.00
Skagit Co. Treasurer

STATE OF WASHINGTON)
COUNTY OF Skagit) ss.

STATE OF WASHINGTON) By [Signature] Deputy
COUNTY OF _____) ss.

On this day personally appeared before me
Colleen Helgeson

On this _____ day of _____, 19 _____
before me, the undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared _____

to me known to be the individual described in and who
executed the within and foregoing instrument, and
acknowledged that she signed the
same as her free and voluntary
act and deed, for the uses and purposes therein
mentioned.

and _____
to me known to be the _____ President and
Secretary, respectfully, of _____

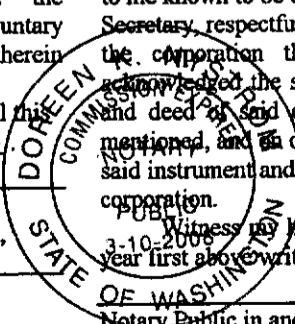
GIVEN under my hand and official seal this
24th day of June, 19 2004.

the corporation that executed the foregoing instrument, and
acknowledged the said instrument to be the free and voluntary act
and deed of said corporation, for the uses and purposes therein
mentioned, and on oath stated that _____ authorized to execute the
said instrument and that the seal affixed is the corporate seal of said
corporation.

Notary Public in and for the State of Washington,
residing at Mount Vernon

Witness my hand and official seal hereto affixed the day and
year first above written.

Notary Public in and for the State of Washington,
residing at _____



SCHEDULE B-001

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 2, 1983
Auditor's No(s): 8308020044, records of Skagit County, Washington
In favor of: Public Utility District No. 1
For: Pipelines and appurtenances
Affects: Said premises and other property

2. Notes on the face of said short plat, as follows:
 - A. Short Plat number and date of approval shall be included in all deeds and contracts.
 - B. All maintenance and construction of private roads shall be the responsibility of the lot owners.
 - C. Zoning – Residential ®
 - D. Water – Public Utility District No. 1
 - E. Sewer – Individual on-site sewage systems.
 - F. Buyer should be aware that this short subdivision is located in the floodplain and significant elevation may be required for the first living floor of the residential construction.

3. Terms, conditions, and restrictions of that instrument entitled Natural Resource Lands;
Recorded: December 9, 1996
Auditor's No(s): 9612090105, records of Skagit County, Washington

4. Possible encroachment of fence on property abutting Northerly line of said premises as shown on the face of said short plat.

- END OF SCHEDULE B-001 -



200406250129

Skagit County Auditor