

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Donald L. Turner  
12904 Wildwood Lane  
Anacortes, WA 98221



200408170085  
Skagit County Auditor

8/17/2004 Page 1 of 2 3:05PM

Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: A81964

FIRST AMERICAN TITLE CO.

Statutory Warranty Deed

A81964E

Assessor's Tax Parcel Number(s): 4209-006-003-0005 P78267

THE GRANTOR Garry P. Bockenkamp and Zetta M. Bockenkamp, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Donald L. Turner and Sharyn L. Turner, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 6C, "WILDWOOD LANE, REPLAT OF LOTS 4 THROUGH 7, ASSESSOR'S PLAT OF HENRY W. McFADDEN ESTATE" according to the plat thereof recorded in Volume 10 of Plats, pages 46 and 47, records of Skagit County, Washington.

Subject to covenants, conditions, restrictions and easements, as per attached Exhibit "A".

Dated: AUGUST 16, 2004

Garry P. Bockenkamp  
Garry P. Bockenkamp  
Zetta M. Bockenkamp  
Zetta M. Bockenkamp

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Garry P. Bockenkamp and Zetta M. Bockenkamp, the persons 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.

Date: 8/16/04

Tamara Satko

Notary Public in and for the State of Washington  
Residing at Anacortes  
My appointment expires: 11/7/07



4353  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

AUG 17 2004

Amount Paid \$ 4227.50  
By lp Skagit Co. Treasurer Deputy

**Exceptions:**

**A. MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:**

Plat/Subdivision Name: Wildwood Lane – Replat of Lots 4, 5, 6 & 7 of Assessor's Plat of Henry W. McFadden Estate  
Recorded: July 17, 1973  
Auditor's No.: 788061

Said matters include but are not limited to the following:

1. The right granted to the public to make all necessary slopes for cuts and fills and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a natural course, in the original reasonable grading of the roads and ways shown hereon. Following original reasonable grading of the roads and ways hereon no drainage waters on any lot or lots shall be diverted or any waters blocked from their natural course so as to discharge upon any public road right-of-way or to hamper proper road drainage. Any enclosing of drainage waters in the culverts or drains or rerouting thereof across any lot as may be undertaken by or for the owner of any lot, shall be done by and at the expense of such owner.

**B. DECLARATION OF CHARGES, ASSESSMENTS AND LIENS:**

Dated: September 29, 1973  
Recorded: October 9, 1973  
Auditor's No.: 791800

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

Recorded: August 3, 1973  
Auditor's Nos.: 788923 and 788924  
Executed By: Willy A. Nielsen

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Recorded: January 11, 1991  
Auditor's No.: 9101110031



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