

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Myron L. Forsberg  
375 Safari  
Coupeville, WA 98329



9/13/2004 Page 1 of 4 3:25PM

Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 112436-SE

LAND TITLE OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Beverly J. Temple  
Grantee(s): Myron L. Forsberg and Donna L. Forsberg  
Abbreviated Legal: Lot 35, Pressentin Creek Wilderness No. 2  
Assessor's Tax Parcel Number(s): 3969-000-035-0002, P68148

THE GRANTOR Beverly J. Temple, a single woman now and at all times since May 31, 2001 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MYRON L. FORSBERG and DONNA L. FORSBERG, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 35, "PRESSENTIN CREEK WILDERNESS DIV. NO. 2," as per plat recorded in Volume 9 of Plats, pages 38 and 39, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated September 8, 2004

Beverly J. Temple  
Beverly J. Temple

4945  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

SEP 10 2004

Amount Paid \$ 373.80  
Skagit Co. Treasurer  
By [Signature] Deputy

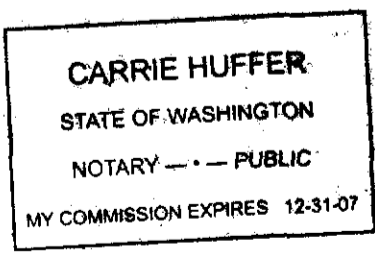
STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Beverly J. Temple  
the person(s) who appeared before me, and said person(s) acknowledged that she  
signed this instrument and acknowledge it to be Her free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: Sept. 10, 2004

[Signature]

Carrie Huffer  
Notary Public in and for the State of Washington  
Residing at Burlington  
My appointment expires: 12/31/2007



EXCEPTIONS:

A. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee:	Puget Sound Power & Light Co.
Purpose:	Transmission line
Affects:	Exact location undisclosed on the record
Dated:	September 20, 1956
Recorded:	October 3, 1956
Auditor's No.:	542374

B. DECLARATION OF RESTRICTIVE COVENANTS AND THE TERMS AND CONDITIONS THEREOF:

Executed By:	Freeman G. Macomber, etux
Recorded:	October 6, 1967
Auditor's No.:	705351

C. Provision in the Plat of Pressentin Creek Wilderness Div. No. 2, that in lieu of dedication of roads to the public, Tracts G, H, I, J and K will be conveyed to the Pressentin Creek Community Club, a non-profit organization whose membership is restricted to persons, firms or corporations owning property within this plat, or in future subdivisions of Pressentin Creek Wilderness. Use of the tracts mentioned will be regulated by the corporation.

D. A 25 foot building set back line as set forth on the face of the Plat.

E. Note set forth on the face of the Plat of Pressentin Creek Wilderness Div. No. 2 as follows:

- "1. 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. In the event that individual wells are used for domestic water on any lot, express permission must be obtained from the Skagit County Sanitarian as to the location of said well relative to sewage disposal systems of this lot, or adjoining lots."

*B&J.*



200409130137  
Skagit County Auditor

## F. TITLE NOTIFICATION, AND THE TERMS AND CONDITIONS THEREOF

Between: Skagit County  
 And: Beverly J. Temple  
 Recorded: August 6, 2004  
 Auditor's File No.: 200408060163  
 Regarding:

"This parcel lies outside of and immediately adjacent to an area designated as natural resource land (agricultural, forest or mineral resource land of long-term commercial significance) in Skagit County. Pursuant to Skagit County Code 14.16.810(7) such parcels shall observe a minimum 200' building setback from such Natural Resource Lands unless a waiver is obtained. The property owner hereby waives the 200 foot setback by acknowledging in this title notification the possible occurrence of agriculture, forestry or mining activity on the adjacent property. The property owner identified herein also waives for all current and future owners, any claim for damages that may occur to the building or occupants because of activities which are conducted in accordance with applicable state regulations. In the case of Industrial Forest-NRL lands, this waiver must also be approved by the owner of adjacent Industrial Forest-NRL lands.

The property owner thus acknowledges that a variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting, or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operation when performed in compliance with Best Management Practices and local, state and federal law. In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. Contact the Skagit County Planning and Permit Center for details."

## G. TITLE NOTIFICATION, AND THE TERMS AND CONDITIONS THEREOF

Between: Skagit County  
 And: Beverly J. Temple  
 Recorded: August 6, 2004  
 Auditor's File No.: 200408060162  
 Regarding:

This parcel lies within an area or within 500 feet of land designated as natural resource land (agricultural, forest or mineral resource land of long-term commercial significance) by Skagit County. A variety of natural resource land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated natural resource lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary natural resource lands operation when performed in compliance with best management practices and local, state and federal law. In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated natural resource lands, you will have setback requirements from designated natural resource lands consistent with SCC 14.16.810.

*B.J.T.*



200409130137  
 Skagit County Auditor

H. TITLE NOTIFICATION, AND THE TERMS AND CONDITIONS THEREOF

Between: Skagit County  
And: Beverly J. Temple  
Recorded: August 11, 2004  
Auditor's File No.: 200408110096  
Regarding:

This parcel is located in a "Special Flood Hazard Area" as identified on the Flood Insurance Rate Map (FIRM) and as adopted by Skagit County. This parcel is subject to periodic flooding and may also be prone to other hazards caused by flooding. The Flood Disaster Protection Act of 1973 and the National Flood Insurance Reform Act of 1994 mandate the purchase of flood insurance as a condition of Federal or Federally related financial assistance for acquisition and/or construction of building in Special Flood Hazard Areas. Skagit County participates in the National Flood Insurance Program (NFIP) thereby making all properties eligible for flood insurance.

All new construction or substantial improvements to structures are subject to Skagit County Building Codes per SCC Title 15 and Skagit County Flood Damage Prevention Ordinance Title 14. Any building determined to be in violation of state or local floodplain management regulations or ordinances cannot be covered by flood insurance nor can an existing policy be renewed where violations occur. The Skagit County Planning and Permit Center maintains information related to state and local regulations, flood protection measures, flood hazard zones and in some cases potential flood depths.

*B.J.T.*



200409130137  
Skagit County Auditor