

AFTER RECORDING MAIL TO:
Mr. and Mrs. Daniel D. Crandall
329 S. 32nd Place
Mount Vernon, WA 98274



200411150172
Skagit County Auditor

11/15/2004 Page 1 of 2 3:35PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 113673-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Kirk H. Brownell and Sandra L. Brownell
Grantee(s): Daniel D. Crandall and Renee B. Crandall
Abbreviated Legal: Lot 79, Eastgate Add. Plat #8
Assessor's Tax Parcel Number(s): 4519-000-079-0002, P83728

THE GRANTOR KIRK H. BROWNELL and SANDRA L. BROWNELL, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to DANIEL D. CRANDALL and RENEE B. CRANDALL, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 79, "EASTGATE ADDITION PLAT NO. 8," as per plat recorded in Volume 14 of Plats, pages 91 and 92, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington

0143
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

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

NOV 15 2004

4236.40

Amount Paid \$
Skagit Co. Treasurer
By Deputy

Dated October 26, 2004

Kirk H. Brownell

Sandra L. Brownell

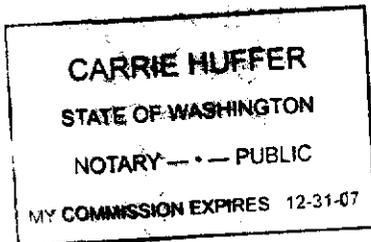
STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Kirk H. Brownell and Sandra L. Brownell 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: Oct. 27, 2004

Carrie Huffer

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



EXCEPTIONS:

A. Dedication contained on the face of the Plat, as follows:

"...dedicates to the use of the public forever, the streets and avenues shown hereon and the use thereof for all public purposes together with the right to make all necessary slopes for cuts and fills upon the lots and blocks shown hereon in the original reasonable grading of all such streets and avenues shown hereon."

B. Easement provisions contained on the face of the Plat, as follows:

"An easement is hereby reserved for and granted to City of Mount Vernon, Public Utility District No. 1, Puget Sound Power and Light Company, Continental Telephone Company of the Northwest, Inc., Cascade Natural Gas Corp., and TCI Cablevision of Washington, Inc., and their respective successors and assigns under and upon the exterior ten (10) feet of the front boundary lines of all lots and tracts, in which to install, lay, construct, renew, operate, maintain and remove utility systems, lines, fixtures and appurtenances attached thereto, for the purpose of providing utility services to the subdivision and other property, together with the right to enter upon the lots and tracts at all times for the purposes stated, with the understanding that any grantee shall be responsible for all unnecessary damage it causes to any real property owner in the subdivision by the exercise of rights and privileges herein granted."

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: October 3, 1989
Recorded: October 4, 1989
Auditor's No.: 8910040041
Executed By: Eastgate Associates Inc., a Washington Corporation

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: February 14, 1990
Auditor's No.: 9002140021
Executed By: Eastgate Associates, Inc., a Washington Corporation

D. EASEMENT AS SHOWN ON FACE OF PLAT:

For: Drainage
Affects: Westerly 10 feet

Handwritten signatures: JPB and RAB



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