

AFTER RECORDING MAIL TO:
Richard A. Seidenstein
6143 139th Place S.E.
Bellevue, WA 98006



200411150200

Skagit County Auditor

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Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: A83198

Statutory Warranty Deed

Grantor(s): Harold J. Bleyhl, trustee and Florence M. Bleyhl, trustee
Grantee(s): Richard A. Seidenstein

FIRST AMERICAN TITLE CO.

Unit 51, "SKYLINE NO. 18, A CONDOMINIUM"

Additional legal(s) on page: 2

Assessor's Tax Parcel Number(s): 3831-000-051-0007, P60287

A83198E

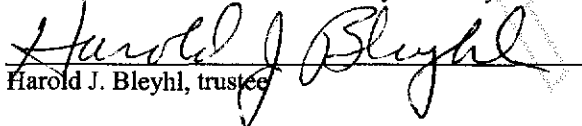
THE GRANTOR Harold J. Bleyhl and Florence M. Bleyhl, trustees of the Harold J. and Florence M. Bleyhl Family Trust for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Richard A. Seidenstein, an unmarried man the following described real estate, situated in the County of Skagit, State of Washington.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Subject to easements, restrictions or other exceptions hereto attached as Exhibit B

Dated November 12, 2004

The Harold J. and Florence M. Bleyhl Family Trust

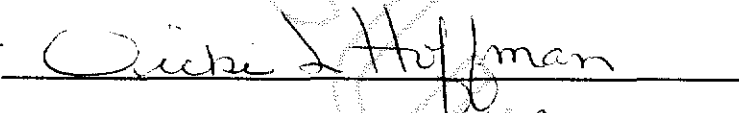

Harold J. Bleyhl, trustee

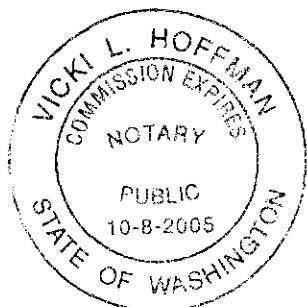

Florence M. Bleyhl, trustee

State of Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Harold J. Bleyhl and Florence M. Bleyhl the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated he/she/they are authorized to execute the instrument and is Trustess of The Harold J. and Florence M. Bleyhl Family Trust to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

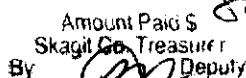
Date: 11-15-04


Notary Public in and for the State of WA
Residing at ANACORTES
My appointment expires: 10-8-05
60146



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 15 2004

Amount Paid \$ 801.00
By  Deputy

Order No:

EXHIBIT A

Parcel "A":

Unit 51, "SKYLINE NO. 18, A CONDOMINIUM", according to Declaration thereof recorded under Auditor's File No. 745027 and Survey Map and Plans thereof, recorded in Volume 9 of Plats, pages 110 and 111, records of Skagit County, Washington.

Parcel "B":

An undivided .5024 percentage interest in the land lying within the Plat of "SKYLINE NO. 18, A CONDOMINIUM", as recorded in Volume 9 of Plats, pages 110 and 111, records of Skagit County, Washington; EXCEPT that portion thereof lying with Lots 1 to 151, inclusive, of said Plat.



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EXHIBIT "B"

A. Reservations of minerals, mineral rights, etc., in Deed from the State of Washington, dated January 5, 1912, filed June 29, 1912, as Auditor's File No. 91959, and recorded in Volume 88 of Deeds, at page 639, and dated January 26, 1923, filed March 3, 1923, as Auditor's File No. 1.62371, and recorded in Volume 128 of Deeds, page 501.

Affects: Tide lands

B. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES.

For: Transmission line
In Favor Of: Puget Sound Power & Light Company
Recorded: January 26, 1962
Auditor's No.: 617291
Affects: Exact location undisclosed on the record

C. Regulations, restrictions, and requirements provided for in that certain "Declaration", dated October 23, 1970, recorded October 26, 1970 under Auditor's File No. 745027.

D. Regulations and requirements of Chapter 64.32 of Revised Code of Washington, designated as the "Horizontal Property Regimes Acts (Condominiums)" and amendments thereto.

E. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES.

For: Right or rights-of-way municipal corporation, its successors, assigns, licensees and permit and franchise holders
Recorded: October 26, 1970
Auditor's No.: 745030
Affects: Exact location undisclosed on the record

F. Terms, provisions, definitions, obligations and assessments contained in the By-Laws of the Association of Condominium Owners Skyline Marine Condominiums Second Addition (Division No. 18) recorded August 17, 1988 under Auditor's File Number 8808170025.

G. The provision is made under the terms of the protective covenants to which the property is subject for the maintenance of any private road shown on the face of this plat by the Skyline Beach Club, Inc. The City of Anacortes has no obligation for the maintenance or repair of any private road shown on the face of this plat. Before consideration of any proposal which dedicates such roads to the public hereafter, such roads must then meet the standards of the City of Anacortes.

An easement is hereby reserved to the City of Anacortes for utility purposes over and across Tract B.



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