

AFTER RECORDING MAIL TO:

Mr. Wallace G. Pfaff
14977 Mountain View Lane
Concrete, WA 98237



200504290054

Skagit County Auditor

4/29/2005 Page 1 of 2 9:30AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 115842-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Sidney C. Jenkins and Wilma R. Jenkins

Grantee(s): Wallace G. Pfaff

Abbreviated Legal: Lots 44-46, Sauk River Est. #2

Assessor's Tax Parcel Number(s): 3995-000-044-0009, P68976, 3995-000-045-0008, P68977, 3995-000-046-0007, P68978

THE GRANTOR SIDNEY C. JENKINS and WILMA R. JENKINS, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **WALLACE G. PFAFF**, a single person the following described real estate, situated in the County of Skagit, State of Washington.

Lots 44, 45, And 46, "SAUK RIVER ESTATES, SUBDIVISION NO. 2," as per plat recorded in Volume 8 of Plats, pages 23 and 24, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

2030
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

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

APR 29 2005

Dated April 20, 2005

Amount Paid \$ 1459.60
By Skagit Co. Treasurer
Deputy

Sidney C. Jenkins

Wilma R. Jenkins

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Sidney C. Jenkins and Wilma R. Jenkins** 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.

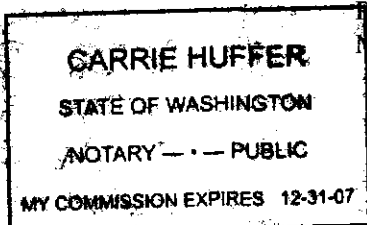
Dated: April 25, 2005

Carrie Huffer

Notary Public in and for the State of Washington

Residing at Burlington

My appointment expires: 12/31/2007



EXCEPTIONS:

- A. 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 12, 1961
Recorded: October 13, 1961
Auditor's No.: 613301
Executed By: Sauk River Development Company, Inc.

B. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a Washington corporation
Purpose: The right to construct, operate, maintain, repair, replace and enlarge an underground electric transmission and/or distribution system
Area Affected: The exterior 7 feet of the above described lot(s) lying parallel and adjacent to the said road.
Dated: May 5, 1979
Recorded: May 15, 1979
Auditor's Nos.: 7905150019 and 7905150020

NOTE: The dedication of said plat provides that Tracts "H" through "L", inclusive, are intended for the use of all present and future property owners of this plat, all present and future property owners within the "Plat of Sauk River Estates", and is also intended for the use of future "Sauk River Estates" subdivisions and plats which are contained within Government Lot 1, Section 19, Township 34 North, Range 10 East, W.M., and/or within the East ½ of the Southwest ¼ of Section 18, Township 34 North, Range 10 East, W.M.

SCY R.J.



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