

AFTER RECORDING MAIL TO:
Mr. and Mrs. Reginald Spiller
3517 East College Way
Mount Vernon, Wa 98273



200505060131
Skagit County Auditor

5/6/2005 Page 1 of 2 2:01PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: B84226

Statutory Warranty Deed

Grantor(s): James E. Claus and Robert S. Claus
Grantee(s): Reginald Spiller and Susan Spiller
Assessor's Tax Parcel Number(s): 350506-0-011-0005, P38501

FIRST AMERICAN TITLE CO.
B 84226-3

THE GRANTOR Robert S. Claus and James E. Claus, subject to the presumptive community interest of their respective spouses, if married on October 27, 2004, date of acquiring title for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Reginald Spiller and Susan Spiller, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

The West 400 feet of the North 215 feet of that portion of Government Lot 5 in Section 6, Township 35 North, Range 5 East, W.M., lying East of the East line of the County Road along the West line of said subdivision.

Subject to Covenants, Conditions, Restrictions and easements, if any, as per attached Exhibit "A"

Dated: May 5, 2005

James E. Claus
James E. Claus

Robert S. Claus
Robert S. Claus

2227

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 06 2005

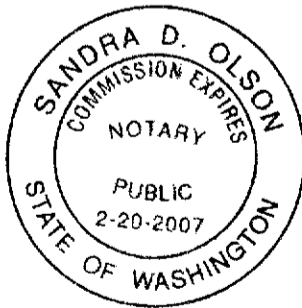
STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 2670⁰⁰
By [Signature] Skagit Co. Treasurer
Deputy

I certify that I know or have satisfactory evidence that James E. Claus and Robert S. Claus, 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: 5-5-05

Sandra D. Olson



Notary Public in and for the State of Washington
Residing at Burlington, WA
My appointment expires: 2-20-07

EXHIBIT "A"

EXCEPTIONS:

A. RESERVATION CONTAINED IN DEED

Executed by: Puget Mill Company
Recorded: September 1, 1928
Auditor's No.: Volume 148, Page 11
As Follows:

The first party hereby reserves unto itself, unto its successors and assigns, its right to all oils, gases, coal, minerals, metals and fossils of every name and nature which may be in or upon said land or any part thereof, with the right of entry upon said land to prospect and explore the oils, gases, coal, minerals, metals and fossils of every name and nature, and to take, mine and remove the same; provided, however, said party of the second part, his heirs and assigns, shall be reasonably compensated for all damage done to the surface and soil of said land and the improvements thereon.



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