

**AFTER RECORDING MAIL TO:**

Patrik C. Swanljung  
P.O. Box 94527  
Seattle, WA 98124



200507060108  
Skagit County Auditor

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**CHICAGO TITLE CO.**

**STATUTORY WARRANTY DEED**

Escrow No. 20050696  
Title Order No. IC35348 ✓

**THE GRANTOR, James H. Keating and Betty J. Keating, husband and wife, for and in consideration of Ten dollars and other good and valuable consideration in hand paid, conveys and warrants to Patrik C. Swanljung, an unmarried person, and Cordelia H. Hightower, an unmarried person, the following described real estate, situated in the County of Skagit, State of Washington:**

**Tract 5, VIEW HEIGHTS, according to the Plat thereof, recorded in Volume 10 of Plats, page 45, records of Skagit County, Washington**

**Situated in Skagit County, Washington.**

**Assessor's Property Tax Parcel/Account Number(s): 4210-000-005-0003.**

**SUBJECT TO the easements, encumbrances, reservations and restrictions shown in Exhibit "A", attached hereto and incorporated herein by this reference.**

Dated: 1 Jul '05

James H. Keating  
James H. Keating

Betty J. Keating by James H. Keating, her attorney in fact  
Betty J. Keating, by James H. Keating, her attorney in fact

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
# 3541  
JUL 06 2005

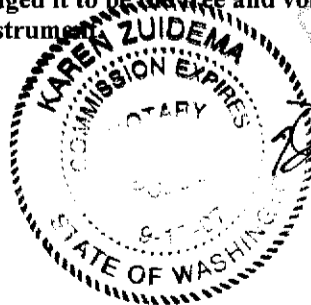
Amount Paid \$ 3849.00  
Skagit Co. Treasurer  
By [Signature] Deputy

STATE OF Washington ) ss.  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that James H. Keating is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument individually and as attorney in fact for Betty J. Keating, and acknowledged it to be the free and voluntary act for said parties for the uses and purposes mentioned in this instrument.

Dated: 7/1/05

[Signature]  
Notary Public in and for the State of Washington  
residing at Anacortes WA  
My Commission Expires: 9/17/07



**EXHIBIT "A"**

1. Easement contained in Dedication of said plat;  
For: All necessary slopes for cuts and fills  
Affects: Any portions of said premises which abut upon streets, avenues, alleys and roads
2. Easement delineated on the face of said plat;  
For: Public utilities
3. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: April 5, 1927  
Auditor's No(s): 202582, records of Skagit County, Washington  
In favor of: Puget Sound Power & Light Company  
For: Electric transmission and/or distribution line, together with necessary appurtenances

**Note:** Exact location and extent of easement is undisclosed of record.

4. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: September 11, 1973  
Auditor's No(s): 790624, records of Skagit County, Washington  
In favor of: Puget Sound Power & Light Company  
For: Electric transmission and/or distribution line, together with necessary appurtenances  
Affects: A 7 foot strip on the front line of subject property
5. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;  
Recorded: June 6, 1973  
Auditor's No(s): 786035, records of Skagit County, Washington
6. Liability to future assessments, if any, levied by the City of Anacortes.

**END OF EXHIBIT "A"**



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