

AFTER RECORDING MAIL TO:

Marcus Schutte
622 Hamlin Place
Burlington, Wa 98233



200507260231
Skagit County Auditor

7/26/2005 Page 1 of 3 3:56PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: B83831

Statutory Warranty Deed

Grantor(s): Hansell Mitzel LLC
Grantee(s): Marcus Schutte

FIRST AMERICAN TITLE CO.

B 83831-1

Assessor's Tax Parcel Number(s): 4851-000-031-0000, P122457, 3867-000-044-0707, P62581, 3867-000-044-0608, P62580, 3867-000-044-0509, P62579

THE GRANTOR Hansell Mitzel LLC, a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Marcus D. Schutte, an ** the following described real estate, situated in the County of Skagit, State of Washington. *, unmarried man and Hailey R. Allen, an unmarried woman

Lot 31, "PLAT OF WEST VIEW EAST", as per plat approved December 30, 2004 and recorded January 3, 2005 as Skagit County Auditor's File No. 200501030074.

Subject to covenants, conditions, restrictions and easements, if any, as per attached Exhibit "A"

Dated 07/05/05

3974
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Hansell Mitzel LLC

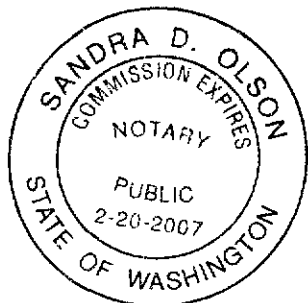
JUL 26 2005

State of Washington }
County of Skagit } SS:

Amount Paid \$ 3671.82
By Skagit Co. Treasurer / Deputy

I certify that I know or have satisfactory evidence Jeff Hansell 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 Managing Member of Hansell Mitzel, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Date: 7-18-05



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

Schedule "B-1"

EXCEPTIONS:

A. DELETED

B. RESERVATIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

From: Glacier Park Company, a Delaware corporation
Recorded: December 21, 1989
Auditor's No: 8912210037
As Follows:

Reserving unto themselves, their successors and assigns, all ores and minerals, etc.

Said reservation of mineral rights has been deeded to Meridian Oil, Inc., a Delaware corporation by Auditor's File No. 9104110021.

C. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Burlington Hill Business Park, Phase II Binding Site Plan
Recorded: October 29, 1997
Auditor's No: 9710290033

D. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: City of Burlington, State of Washington
And: Burlington Hill Properties, a Washington partnership
Dated: October 20, 1997
Recorded: October 29, 1997
Auditor's No: 9710290035
Regarding: Concomitant Rezone Agreement

E. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: October 20, 1997
Recorded: October 29, 1997
Auditor's No: 9710290036
Executed by: Jerry Walton, Daniel R. Madlung and Burlington Hill Business Park

F. Deleted.

G. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING BINDING SITE PLAN:

Binding Site Plan: Amended Plat of Lots 19, 21, 23 and 26 and of Tract A
Burlington Hill Business Park Phase II
Recorded: September 15, 2000
Auditor's No: 200009150127
Affects: Parcel "Y" only



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H. EASEMENT AND PROVISIONS CONTAINED THEREIN AS CREATED OR DISCLOSED IN INSTRUMENT:

Dated: December 13, 2003
Recorded: January 29, 2004
Auditor's File No.: 200401290103
For: Ingress, egress, utilities, rail siding,
Affects: Portions of Parcels "X" and "Z"

I. Deleted.

J. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Executed By: Burlington Hill Properties
Recorded: June 18, 2004
Auditor's No: 200406180017
Re: Boundary Line Adjustment of Parcel "Y" to Parcel "X"

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice.

K. Deleted.



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