

**AFTER RECORDING MAIL TO:**  
David W. Lundy  
3500 West 6th Street  
Anacortes, WA 98221

200511210146  
Skagit County Auditor

11/21/2005 Page 1 of 2 11:55AM

Filed for Record at Request of  
First American Title Of Skagit County  
Escrow Number: A86518

### Statutory Warranty Deed

Grantor(s): Curt W. Oppel and Monica P. Oppel  
Grantee(s): David W. Lundy  
Assessor's Tax Parcel Number(s): P106771, 3809-911-012-0100

FIRST AMERICAN TITLE CO.  
A86518E

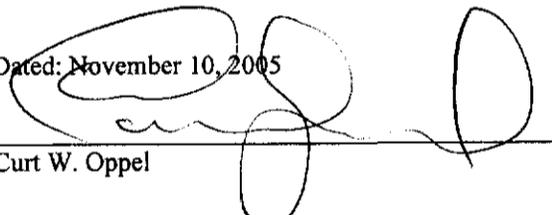
THE GRANTOR Curt W. Oppel and Monica P. Oppel, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to David W. Lundy, an unmarried man, as his separate estate the following described real estate, situated in the County of Skagit, State of Washington.

Tract 1 of that certain aggregated Lot Survey for Demopoulos Properties, recorded under Auditor's File No. 9501230128, in Volume 16 of Surveys, page 146, records of Skagit County, Washington, being a portion of Lots 1 through 12, inclusive, of Block 911, "NORTHERN PACIFIC ADDITION TO ANACORTES", as per plat recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington.

TOGETHER WITH and SUBJECT TO those certain easements as set forth in documents recorded under Auditor's File Nos. 9501230105 and 9501240014, records of Skagit County, Washington, and as said easements are delineated on the face of said Survey.

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "A" attached hereto.

Dated: November 10, 2005

  
Curt W. Oppel

  
Monica P. Oppel

#6506  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

NOV 21 2005

STATE OF Washington }  
COUNTY OF Skagit } SS:

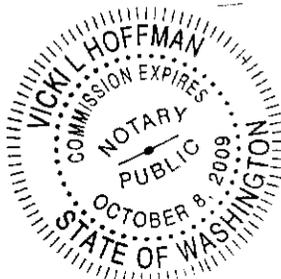
Amount Paid \$ 4205.80  
By  Skagit Co. Treasurer  
Deputy

I certify that I know or have satisfactory evidence that Curt W. Oppel and Monica P. Oppel, 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: 11-15-05

  
Vicki L. Hoffman

Notary Public in and for the State of Washington  
Residing at Anacortes  
My appointment expires: 10-8-09



**EXCEPTIONS:**

**A. EASEMENT AND PROVISIONS THEREIN:**

Grantee: Puget Sound Power & Light Company  
Dated: September 8, 1994  
Recorded: September 19, 1994  
Auditor's No.: 9409190096  
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines over and/or under the right of way;  
Location: The North 7 feet of the subject property

**B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:**

Recorded: January 23, 1995  
Auditor's No.: 9501230128

Said matters include but are not limited to the following:

1. Location of fencelines
2. Water and utility easements as delineated on the face of Survey

**C. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: City of Anacortes, a municipal corporation  
Dated: January 19, 1995  
Recorded: January 23, 1995  
Auditor's No.: 9501230105  
Purpose: Utilities  
Area Affected: As constructed

**D. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: Triple T Construction, Inc., a Washington State Corporation, their successors and assigns  
Dated: January 24, 1995  
Recorded: January 24, 1995  
Auditor's No.: 9501240014  
Purpose: Utilities  
Area Affected: As constructed



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