

AFTER RECORDING MAIL TO:
Alissa Brown
29727 Lyman Hamilton Highway
Sedro Woolley, WA 98284



2/3/2006 Page 1 of 3 2:13PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: B87125

Statutory Warranty Deed

Grantor(s): David R. Parker
Grantee(s): Alissa Brown

FIRST AMERICAN TITLE CO.
B87125E-1

Section 13, Township 35, Range 5; Ptn. N 1/2 - NE
Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): P38958, 350513-0-007-0010

THE GRANTOR David R. Parker, who also shows of record as Rick Parker, as his separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Alissa Brown, an unmarried woman the following described real estate, situated in the County of Skagit, State of Washington

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Subject to easements, restrictions or other exceptions hereto attached as Exhibit B

Dated January 31, 2006

David R. Parker
David R. Parker

544
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

FEB 03 2006

Amount Paid \$ 2675.00
Skagit County Treasurer
By: MLM Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that David R. Parker, 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: 2-2-06

B. Elizabeth Thompson

Notary Public in and for the State of Washington
Residing at Feenale
My appointment expires: 06/19/07

NOTARY PUBLIC
STATE OF WASHINGTON
B. ELIZABETH THOMPSON
My Appointment Expires
JUNE 19, 2007

EXCEPTIONS:

A. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company
Dated: January 10, 1926
Recorded: February 16, 1926
Auditor's No: 191424 Vol 138, Page 589
Purpose: Construct, maintain, etc., two electric transmission lines
Area Affected: Prohibition against blasting

Note # 1.: We note the following recorded documents which may affect building or land use. Governmental regulations are not a matter of title insurance and said documents are shown as a courtesy only. Reference is made to the record for the full particulars. Matters set forth in said notice/agreement (s) may have expired, changed or may change in the future without recorded notice.

Auditor's File No.: 9903010149
Document Title: Title Notification
Regarding: Property is Adjacent to Property Designated Natural Resource Lands



200602030154
Skagit County Auditor

Exhibit A
Legal description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

That portion of the following described property lying Southerly of Secondary State Highway No. 17, as condemned by the State of Washington in the Superior Court of the State of Washington for Skagit County as Cause No. 25060;

That portion of the North 1/2 of the Northeast 1/4 of Section 13, Township 35 North, Range 5 East, W.M., described as follows:

Beginning at a point on the North line of Minkler paved road, said point being North 02°20' West 1526.3 feet and North 89°54' West 1034.9 feet from the East Quarter corner of said Section 13; thence North 02°20' West a distance of 1187.8 feet, parallel with the East line of said Section 13; thence North 89°54' West a distance of 215 feet; thence South 13°16' West, a distance of 1232.4 feet to the North line of Minkler paved road; thence South 89°54' East a distance of 535.9 feet to the point of beginning.

EXCEPT right of way of Puget Sound and Baker River Railroad Company, and

EXCEPT that portion lying Easterly of the following described line:

Beginning at a point on the North line of Minkler paved road, said point being North 02°20' West 1526.3 feet and North 89°54' West 1034.9 feet from the East Quarter Corner of said Section 13; thence North 89°54' West a distance of 367 feet, more or less, to the Southwest corner of a tract of land deeded to James H. Parker, et ux, by Deed recorded May 5, 1989 under Auditor's File No. 8905050025, and the true point of beginning of this line description; thence North parallel to the West line of that certain tract conveyed to James Parker and Linda Parker, husband and wife, by Deed recorded September 21, 1971, as Auditor's File No. 758307 to its intersection with the South line of Secondary State Highway No. 17 as previously described and the terminus of this line description.



200602030154
Skagit County Auditor