

When recorded return to:

Jessica Haag
24329 Wicker Road
Sedro Woolley, WA 98284

Recorded at the request of:
First American Title
File Number: B87543



200603280146
Skagit County Auditor

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Statutory Warranty Deed

THE GRANTORS Shirley M. Hayes and Jerry A. Hayes, wife and husband for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Jessica Haag, an unmarried woman as her separate estate the following described real estate, situated in the County of Skagit, State of Washington

FIRST AMERICAN TITLE CO.

B87543E-1

Abbreviated Legal:

Section 19, Township 35, Range 5; Ptn. SE NW (aka Lot 1, Short Plat No. PL00-0272)

Tax Parcel Number(s): P39776, 350519-0-162-0007

Lot 1, Short Plat No. PL00-0272, approved May 17, 2002 and recorded May 17, 2002, under Auditor's File No. 200205170145, and being a portion of the Southeast 1/4 of the Northwest 1/4 of Section 19, Township 35 North, Range 5 East, W.M..

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

Dated March 20, 2006

Jerry A. Hayes
Jerry A. Hayes

Shirley M. Hayes
Shirley M. Hayes

1409
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 28 2006

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount paid \$ 2221.10
By Skagit Co. Treasurer
for County

I certify that I know or have satisfactory evidence that Jerry A. Hayes and Shirley M. Hayes, 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: 3-27-06

Linda N. Remick



Notary Public in and for the State of

Washington

Residing at Stanwood

My appointment expires: 6-8-08

Schedule "B-1"

EXCEPTIONS:

A. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Eric D. Jensen and Nora J. Jensen, husband and wife and GMAC
Mortgage Corporation
And: City of Sedro Woolley, a Washington municipal corporation
Dated: March 28, 2002
Recorded: May 17, 2002
Auditor's No.: 200205170146
Regarding: Annexation and ULID/LID Waiver of Protests for Development
within the UGA of the City of Sedro Woolley.

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING
SHORT PLAT:

Short Plat No.: PL-00-0272
Recorded: May 17, 2002
Auditor's No.: 200205170145

Said matters include but are not limited to the following:

1. Short Plat number and date of approval shall be included in all deeds and contracts.
2. Sewer – Individual on site sewage disposal systems.
3. No building permit shall be issued for any residential and/or commercial structures which are not, at the time of application, determined to be within an official designated boundary of a Skagit County Fire District.
4. Water – P.U.D. No. 1 of Skagit County.
5. A waiver of protest of future L.I.D. or U.L.I.D. formation and annexation is filed under Auditor's File No. 200205170146.
6. See Variance No. VA01-0483 approved October 25, 2001.

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.: 200110250145
Document Title: Order on Variance
Regarding: Sewer and street improvements for proposed Short Plat

