

When recorded return original to:
Bonnie and Timothy Donovan
210 Manito Drive
Mount Vernon, WA 98273
ESCROW NO. 1786DONO
FILED FOR RECORD AT REQUEST OF:
ESCROW LEGAL SERVICES



200603300075

Skagit County Auditor

3/30/2006 Page

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2 11:39AM

STATUTORY WARRANTY DEED

Grantor: Aaron Apps and Jennifer Marie Ware Apps, husband and wife
Grantee: Bonnie Donovan and Timothy Donovan, wife and husband
Abbreviated legal: Section 24, Township 34, Range 3; Ptn. NE (aka Tract 2, Short Plat No. 68-79)
Tax Account No. 340324-0-037-0105 (P22554) FIRST AMERICAN TITLE CO.
87469-1

THE GRANTOR, , Aaron Apps and Jennifer Marie Ware Apps, husband and wife for and in consideration of an I.R.C. Section 1031 Tax-Deferred Exchange, TEN DOLLARS, AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Bonnie Donovan and Timothy Donovan, wife and husband, the following real estate, situated in Skagit County, in the State of Washington:

TRACT 2 OF SKAGIT COUNTY SHORT PLAT NO. 68-79, APPROVED AUGUST 9, 1979 AND RECORDED AUGUST 17, 1979 IN VOLUME 3 OF SHORT PLATS, PAGE 166, UNDER AUDITOR'S FILE NO. 7908170009, BEING A PORTION OF THE NORTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 24, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M. TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES AS DESCRIBED IN INSTRUMENTS RECORDED APRIL 21, 1999 UNDER AUDITOR'S FILE NOS. 9904210088 AND 9904210090.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

APN: 340324-0-037-0105 (P22554)

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD. #1448

DATED the 28th day of March, 2006.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAR 30 2006

4211.00

Aaron Apps
Aaron Apps

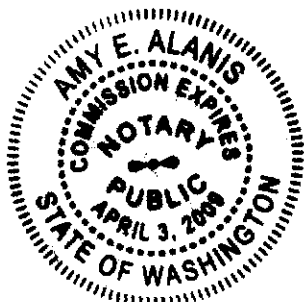
Amount Paid \$
Skagit Co. Treasurer
By Deputy

Jennifer Marie Ware Apps
Jennifer Marie Ware Apps

STATE OF WASHINGTON)
) ss.
COUNTY OF WHATCOM)

On this day personally appeared before me Aaron Apps and Jennifer Marie Ware Apps, to me known to be the individual described in and who executed the within and foregoing instrument and acknowledged the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 28th day of March, 2006.



[Signature]
Notary Public in and for the State of Washington
Residing at Bellingham, WA
My commission expires 4-3-2009

Schedule "B-1"

EXCEPTIONS:

A. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: April 4, 1980
Recorded: April 17, 1980
Auditor's No.: 8004170006
Purpose: Right to enter said premises to operate, maintain, repair;
underground electric transmission and/or distribution system,
together with the right to remove brush, trees and landscaping
which may constitute a danger to said lines.
Affects: North 20 feet of the West 10 feet

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

Short Plat No.: 68-79
Recorded: August 17, 1979
Auditor's No.: 7908170009

Said matters include but are not limited to the following:

1. All maintenance and construction of private roads are the responsibility of the lot owners and the responsibility of maintenance shall be in direct relationship to usage of road.
2. Short Plat number and date of approval shall be included in all deeds and contracts.
3. Sewage Disposal – Individual septic systems.
4. Water – P.U.D.



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Skagit County Auditor