

When recorded return to:

Terry Turner
1033 Q Street
Rio Linda, CA 95673

Recorded at the request of:
First American Title
File Number: 87967



200605020106
Skagit County Auditor

5/2/2006 Page 1 of 3 2:09PM

Statutory Warranty Deed

THE GRANTORS Barry A. Yousling, as his separate estate and Sherry Eide, as her separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Terry Turner the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lot 58 and 59, "PLAT OF SAUK RIVER ESTATES"

FIRST AMERICAN TITLE CO.

87967 E-2

Tax Parcel Number(s): P68915, 3994-000-059-0002

SUBJECT TO SCHEDULE B-1 of FIRST AMERICAN REPORT 87967 ATTACHED HERETO

Lots 58 and 59, "PLAT OF SAUK RIVER ESTATES", according to the plat thereof recorded in Volume 8 of Plats, pages 13 and 14, records of Skagit County, Washington.

Dated 4-26-2006

Barry A. Yousling
Barry A. Yousling
Attorney in Fact

Sherry A. Eide
Sherry A. Eide

2103
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 02 2006

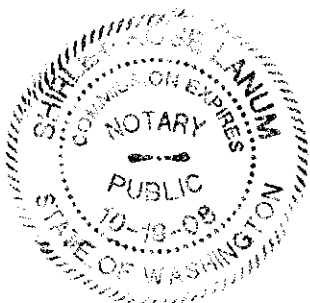
STATE OF WASHINGTON
COUNTY OF SKAGIT } SS:

Amount Paid \$ 432.20
By [Signature] Skagit Co. Treasurer
Deputy

I certify that I know or have satisfactory evidence that Barry A. Yousling and Sherry A. Eide 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: 4-26-2006

Shirley Rose Lanum
SHIRLEY ROSE LANUM
Notary Public in and for the State of Washington
Residing at EVERETT
My appointment expires: 10-19-2008



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

ORANGE

SS.

On

4/25/06

before me,

CATHY C. KIEFT

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

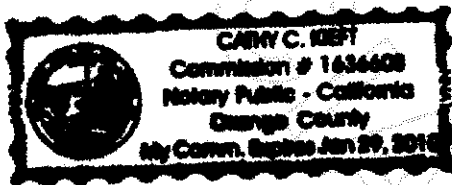
personally appeared

JENNIFER YOUSLING

Name(s) of Signer(s)

☒ Personally known to me

☐ proved to me on the basis of satisfactory evidence



to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Cathy C. Kieft

Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

STATUTORY GRANT DEED

Document Date:

4/25/06

Number of Pages:

1

Signer(s) Other Than Named Above:

Sherry A. Erde

Capacity(ies) Claimed by Signer

Signer's Name:

☐ Individual

☐ Corporate Officer — Title(s):

☐ Partner — ☐ Limited ☐ General

☒ Attorney-in-Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other:

Signer Is Representing:

Barry A. YOUSLING

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here



200605020106
Skagit County Auditor

Schedule "B-1"

EXCEPTIONS:

- A. Any questions which may arise due to shifting or changing in course of the Sauk River.
- B. Right of the general public to the unrestricted use of all the waters of a navigable body of water not only for the primary purposes of navigation, but also for corollary purposes, including (but not limited to) fishing, boating, bathing, swimming, water skiing and other related recreational purposes, as those waters may affect the tidelands, shorelands, or adjoining uplands, and whether the level of the water has been raised naturally or artificially to a maintained or fluctuating level, all as further defined by the decisional law of this state. (Affects all of the premises subject to such submergence.)

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

Plat/Subdivision Name: Sauk River Estates
Recorded: February 27, 1961
Auditor's No: 604613

Said matters include but are not limited to the following:

1. The dedication of said plat provides that "Tracts A through G, inclusive, are dedicated to the use of present and future property owners of Lots 1 through 83, inclusive, and are not dedicated as public rights-of-ways. The present and future property owners of Lots 1 through 83, inclusive, are to have an undivided 1/83 interest in and to said Tracts A through G, inclusive.

D. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company, a Washington corporation
Dated: April 20, 1979
Recorded: May 1, 1979
Auditor's No.: 7905010031
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: All roads as shown on said plat together with the exterior 7 feet of Lots 58 and 59 lying parallel and adjacent to the said road

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

In Favor Of: Julin Demeter
Recorded: August 28, 1987
Auditor's No.: 8708280024
For: Drainage system
Affects: Undefined portion of Lot 59



200605020106
Skagit County Auditor