

When recorded return to:

Mr. and Mrs. Michael A. Tveter
2607 Shannon Point
Anacortes, WA 98221

Recorded at the request of:
First American Title
File Number: A87823



200605080145
Skagit County Auditor

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Statutory Warranty Deed

THE GRANTOR Island Development, LLC, a Washington limited liability company, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Michael A. Tveter and Kimberly J. Tveter, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Ptn. Lots 13, 14 and 15, Block 6, "FIRST PLAT OF SHIP HARBOR" (aka Lot C, Survey 9712290041)

For Full Legal See Attached Exhibit "A"

FIRST AMERICAN TITLE CO.

A87823E-1

Tax Parcel Number(s): P116656, 3816-006-016-0200

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

Dated April 24, 2006

Island Development, LLC

2200
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

By: Charles H. Barefield, Member

MAY 08 2006

By: Vincent F. Ventimiglia, Member

Amount Paid \$ 6680.00
By Skagit Co. Treasurer
Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Charles H. Barefield
And Vincent F. Ventimiglia is/are the person(s) who appeared before
me, and said person(s) acknowledge they signed this instrument, on oath stated they
is/are authorized to execute the instrument and acknowledge that as the
Members of Island Development, LLC
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 4-25-06

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

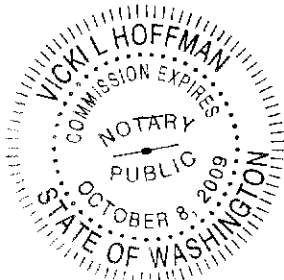


EXHIBIT A

A portion of Lots 13, 14 and 15, Block 6, "FIRST PLAT OF SHIP HARBOR", according to the plat thereof recorded in Volume 1 of Plats, page 13, records of Skagit County, Washington.

TOGETHER WITH vacated portions of the West $\frac{1}{2}$ of alley vacated under Ordinance Number 1989, as would attach thereto by operation of law, being more particularly described as follows:

Beginning at the Southwest corner of said Block 6; thence North $0^{\circ}47'44''$ East along the West line of said Block 6, a distance of 140.43 feet to the true point of beginning; thence North $0^{\circ}47'44''$ East continuing along the West line of said Block 6 a distance of 70.00 feet; thence North $89^{\circ}47'58''$ East a distance of 126.18 feet to the centerline of vacated alley; thence South $0^{\circ}47'04''$ West along the centerline of vacated alley a distance of 70.00 feet; thence South $89^{\circ}47'59''$ West a distance of 126.19 feet to the true point of beginning.

(Also known as Lot C of Survey recorded December 29, 1997, under Auditor's File No. 9712290041 in Volume 20 of Surveys, page 35, records of Skagit County, Washington.)



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EXCEPTIONS:

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

Recorded: December 29, 1997
Auditor's No.: 9712290041
Affects: Block 6 of "First Plat of Ship Harbor"

Said matters include but are not limited to the following:

1. Location of existing fence line



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