

When recorded return to:

Judy A. Fisher
2006 East Broadway Street
Mount Vernon, WA 98274

Recorded at the request of:
First American Title
File Number: B89562



200610230187
Skagit County Auditor

10/23/2006 Page 1 of 2 1:39PM

Statutory Warranty Deed

THE GRANTORS Michael E. Donaldson and Virginia Dee Donaldson, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Judy Fisher**, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 1, Block 2, "ALBERT BALCH'S WEDGWOOD, AN ADDITION TO MOUNT VERNON, WN."

FIRST AMERICAN TITLE CO.
B89562E-1

Tax Parcel Number(s): P54729, 3766-002-001-0003

Lot 1, Block 2, "ALBERT BALCH'S WEDGWOOD, AN ADDITION TO MOUNT VERNON, WA", as per plat recorded in Volume 7 of Plats, page 24, records of Skagit County, Washington.

Subject to covenants, conditions, restrictions and easements, if any, as per attached Exhibit "A"

Dated 10-20-06

Michael E. Donaldson

Virginia Dee Donaldson

5471
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

OCT 23 2006

STATE OF Washington
COUNTY OF Skagit } SS:

Amount Paid \$ 4099.00
Skagit County Treasurer
Mark Deputy

I certify that I know or have satisfactory evidence that Michael E. Donaldson and Virginia Dee Donaldson, 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: 11-20-06

Notary Public in and for the State of Washington
Residing at 2006 East Broadway Street
My appointment expires: 2-26-07



Schedule "B-1"

EXCEPTIONS:

A. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Declaration Dated: February 3, 1955
Recorded: February 3, 1955
Auditor's No.: 512718

B. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES:

For: Sewer pipe with right to enter said premises for repair and renewal
In Favor Of: City of Mount Vernon
Auditor's No: 512247

C. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: City of Mount Vernon, a Municipal Corporation of Skagit County, Washington
Dated: January 17, 1976
Recorded: February 4, 1976
Auditor's No.: 829604
Purpose: To construct, maintain, replace, reconstruct and remove drainage
Area Affected: East 7 ½ feet of subject property



200610230187
Skagit County Auditor

10/23/2006 Page

2 of

2 1:39PM