

When recorded return to:

Mr. and Mrs. Brian K. Benedict
25687 Hoehn Road
Sedro Woolley, WA 98284

Recorded at the request of:
First American Title
File Number: B89224



200611030166
Skagit County Auditor

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Statutory Warranty Deed

THE GRANTORS John W. Bidleman and Florence I. Bidleman, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Brian K. Benedict, a married man as his* the following described real estate, situated in the County of Skagit, State of Washington *separate estate

Abbreviated Legal:
Section 20, Township 35, Range 5; Ptn. NW SE

FIRST AMERICAN TITLE CO.
B89224E-1

Tax Parcel Number(s): 350520-4-003-0009, P40051

The East 391 feet of that portion of the Northwest 1/4 of the Southeast 1/4 in Section 20, Township 35 North, Range 5 East, W.M., lying North of Hoehn Road No. 176, EXCEPT the East 198 feet and EXCEPT road.

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

Dated OCT. 20, 2006

John W. Bidleman
John W. Bidleman

Florence I. Bidleman
Florence I. Bidleman

5732
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 03 2006

STATE OF Washington ^{OR} California }
COUNTY OF San Bernardino } SS:

Amount Paid \$ 4811.00
By [Signature] Skagit Co. Treasurer
Deputy

I certify that I know or have satisfactory evidence that John W. Bidleman and Florence I. Bidleman, 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: 10/20/06

[Signature]
Notary Public in and for the State of Washington ^{OR} California
Residing at _____
My appointment expires: 2/14/09
Commission

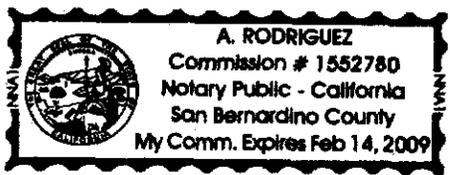


EXHIBIT A

Schedule "B-1"

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company
Dated: June 24, 1925
Recorded: June 24, 1925
Auditor's No.: 185350
Purpose: Electric transmission and distribution, with provision against blasting
Area Affected: Northerly portion of subject property



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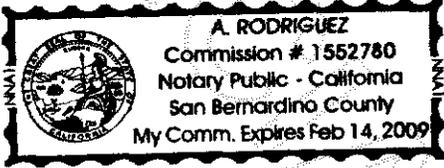
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California }
County of San Bernardino } ss.

On 10/20/06 before me, A. Rodriguez, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared John Wanamaker Bidleman & Florence Isabel Bidleman
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.

[Handwritten Signature]
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 Warranty Deed

Document Date: NO DATE Number of Pages: 1

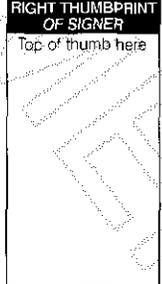
Signer(s) Other Than Named Above: _____

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: _____



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