

When recorded return to:
JONATHAN W. BENNETT
1203 S. SPRUCE LANE
BURLINGTON, WA. 98233



200701310115
Skagit County Auditor

LAND TITLE OF SKAGIT COUNTY

1/31/2007 Page 1 of 2 1:16PM

124324-P

STATUTORY WARRANTY DEED

THE GRANTOR(S) MICHAEL J. GROSS AND JENNIFER GROSS, HUSBAND AND WIFE-----
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION-----
in hand paid, conveys, and warrants to JONATHAN W. BENNETT AND AMANDA L. BENNETT, HUSBAND
AND WIFE-----

the following described real estate, situated in the County of SKAGIT, State of Washington:

LOT 19, "GILKEY'S ADDITION TO BURLINGTON," AS PER PLAT RECORDED IN VOLUME 7 OF
PLATS, PAGE 29, RECORDS OF SKAGIT COUNTY, WASHINGTON.
SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

COMMONLY KNOWN AS: 1203 S. SPRUCE LANE BURLINGTON, WA. 98233

SUBJECT TO SCHEDULE B-1 ATTACHED HERETO, WHICH BY THIS REFERENCE IS MADE A PART
HEREOF.

Tax Parcel Number(s): 4085-000-019-0009

460
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 31 2007

Dated: JANUARY 20, 2007

Amount Paid \$ 4188.00
By Skagit Co. Treasurer Deputy

MICHAEL J. GROSS

JENNIFER GROSS

STATE OF WASHINGTON
COUNTY OF SNOHOMISH

ss.

I certify that I know or have satisfactory evidence that MICHAEL J. GROSS AND JENNIFER GROSS
(are) the person(s) who appeared before me, and said person(s) acknowledged that THEY signed this instrument
and acknowledged it to be THEIR free and voluntary act for the uses and purposes mentioned in this instrument..

Dated: JAN 26, 2007

Notary name printed or typed: DANIELLE MAIK
Notary Public in and for the State of WASHINGTON
Residing at STANWOOD
My appointment expires: 11.19.08

EXCEPTIONS:

A. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN SAID PLAT, AS FOLLOWS:

"All buildings shall be set back not less than 25 feet from front property line. All dwellings shall be of new construction and shall meet F.H.A. requirements in every respect. Not more than one dwelling shall be constructed on each lot. No commercial buildings or any type shall be built."

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

Declaration Dated: September 20, 1955
Recorded: September 20, 1955
Auditor's No.: 525143
Executed By: Skagit Land Co., a corporation

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

For: Pole line over said property
In Favor Of: Pacific Telephone & Telegraph Company
Recorded: May 18, 1927
Auditor's No.: 203792, Volume 143 of Deeds, page 308
Affects: Exact location undisclosed on the record

