



200705010195
Skagit County Auditor

5/1/2007 Page 1 of 3 3:35PM

When Recorded Return To:

Peter Reincke
Diane Reincke
18910 28th Avenue West #102
Lynnwood, WA 98036

Escrow No. 20070467P

LFB-10

CHICAGO TITLE
IC41342 ✓

STATUTORY WARRANTY DEED

Reference Numbers of related documents: on page of document

Grantor(s): Wendell Jackson, Trustee Additional Names on page of document

Grantee(s): Peter Reincke and Diane Reincke Additional Names on page of document

Legal Description (abbreviated): Full legal on page Lot 125, Plate 1, Rancho San Juan Del Mar

SubDiv. No. 3 of document

Assessor's Property Tax Parcel Account Number(s): 3974-000-125-0006

THE GRANTOR Wendell Jackson, Trustee of the Wendell and Carol Jackson Trust, Dated June 9, 1988

for and in consideration of the sum of Ten Dollars and other good and valuable consideration in hand paid, conveys and warrants to Peter Reincke and Diane Reincke, HUSBAND AND WIFE

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

LOT 125, RANCHO SAN JUAN DEL MAR SUBDIVISION NO. 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGES 19 THROUGH 22, RECORDS OF ~~SKAGIT COUNTY, WASHINGTON~~ SKAGIT COUNTY, WASHINGTON. TOGETHER WITH ALL UPLANDS ADJACENT, ABUTTING, AND LYING BETWEEN SAID LOT 25 AND SECOND CLASS TIDELANDS ADJACENT THERETO.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

Assessor's Property Tax Parcel Account Number(s): 3974-000-125-0006

Subject to:

Easements, Restrictions, Covenants and Conditions of Record as provided for by Chicago Title Commitment #IC41342 and attached herewith as exhibit A. Subject to: Second Half 2007 R.E. Property Taxes.


Dated this Twenty-Sixth day of April, 2007

Wendell Jackson, Trustee of the Wendell and Carol Jackson Trust, Dated June 9, 1988

By: 
Wendell Jackson, Trustee

2067
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 01 2007

Amount Paid \$ 11,217.22
Skagit Co. Treasurer
By  Deputy

State of _____

County of _____ } ss.

I certify that I know or have satisfactory evidence that Wendell Jackson is/are the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Trustee of Wendell Jackson, Trustee to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: _____

See attached notary

Notary Public in and for the State of ,
residing at
My appointment expires:

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

LOS ANGELES

ss.

On APRIL 27, 2007 before me, MARILYN SUE STAMPER, Notary Public

Date

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

personally appeared

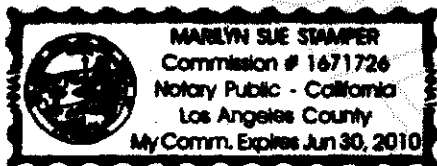
WENDELL JACKSON

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.

Marilyn Sue Stamper
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: _____

Document Date: _____

Number of Pages: _____

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: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here



200705010195

Skagit County Auditor

EXHIBIT "A"

1. Easement contained in Dedication of said plat.
For: All necessary slopes for cuts and fills and continued drainage of roads
Affects: Any portions of said premises which abut upon streets, avenue, alleys, and roads AND where water might take a natural course
2. Restrictions and covenants contained in instrument.
Recorded: March 18, 1960
Auditor's No.: 592182, records of Skagit County, WA
3. Covenants and restrictions contained in the dedication of said plat.
4. Terms and provisions of the certain Contract
By: O. B. McCorkle and Esther M. McCorkle, husband and wife; and
Between: Del Mar Community Service, Inc., a Washington corporation
Dated: July 19, 1962
Recorded: January 9, 1963
Auditor's No.: 630694, records of Skagit County, WA
Providing for: Among other matters, the development of the water system and other facilities and issuance of certificates of membership
5. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed by instrument
Recorded: January 9, 1963
Auditor's No.: 630694, records of Skagit County, WA
Imposed by: Del Mar Community Service, Inc.
6. Any question that may arise due to shifting or change of the line of high water of Burrows Bay OR due to said bay having shifted or changed its line of high water.
7. Any prohibition or limitation on the use, occupancy, or improvement of the land resulting from the rights of the public or riparian owners to use any waters which may cover the land OR to use any portion of the land which is now or may formerly have been covered by water.
10. Liability to future assessments, if any, levied by Del Mar Community Service.



200705010195
Skagit County Auditor

5/1/2007 Page

3 of

3 3:35PM