



200705140175

Skagit County Auditor

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When recorded return to:

D.B. JOHNSON CONSTRUCTION, INC., A  
Washington Corporation  
1801 GROVE UNIT B  
MARYSVILLE, WA 98270

## CHICAGO TITLE CO. STATUTORY WARRANTY DEED

Escrow No.: 16041

Title Order No.: IC37248

### THE GRANTOR(S)

DONALD S. GERARD, SR, as his separate property and DONALD S GERARD,DVM,as his separate property in indeterminate interests

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys, and warrants to

D.B. JOHNSON CONSTRUCTION, INC., A Washington Corporation

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

LOTS 1, 2 AND 3 OF SKAGIT COUNTY SHORT PLAT NO. 15-82, AS APPROVED JUNE 10, 1982, AND RECORDED JUNE 21, 1982, IN VOLUME 5 OF SHORT PLATS, PAGE 197, UNDER AUDITOR'S FILE NO. 8206210007, RECORDS OF SKAGIT COUNTY, WASHINGTON; BING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 35 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN. SITUATED IN SKAGIT COUNTY, WASHINGTON.

Tax Parcel Number(s): 350809-4-007-0205 , 350809-4-007-0304 , 350809-4-007-0403

SUBJECT TO: See Exhibit "A" attached hereto.

Dated: APRIL 20, 2007

DONALD S. GERARD, SR  
  
DONALD S. GERARD, DVM

2247  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

MAY 14 2007

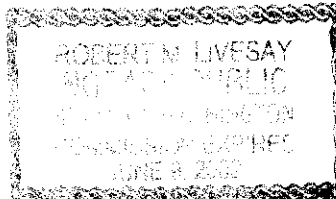
Amount Paid \$ 2942.00  
Skagit Co. Treasurer  
By Deputy

STATE OF Washington ) ss.  
COUNTY OF Snohomish

I certify that I know or have satisfactory evidence that DONALD S.GERARD,SR and ~~DONALD S GERARD,DVM~~ are the persons who appeared before me, and said persons 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: 23rd of April, 2007

ROBERT M. LIVESAY  
Notary Public in and for the State of Washington  
residing at MARYSVILLE  
My Commission Expires: 06/09/09



## ACKNOWLEDGMENT

ATTACHED TO and made a part  
of STATUTORY WARRANTY DEED

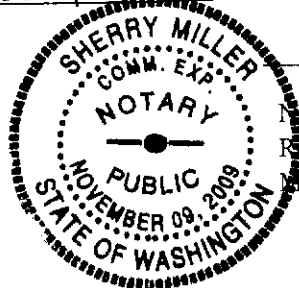
STATE OF WASHINGTON )

) SS:

COUNTY OF )

I certify that I know or have satisfactory evidence that DONALD S. GERARD, DVM the  
person(s) who appeared before me, and said person(s) acknowledged that HE signed this instrument and  
acknowledge it to be HIS free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 4/23/2007



Sherry Miller  
Notary Public in and for the State of WA

Residing at Belleme

My appointment expires: 11/9/09



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EXHIBIT "A"

Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: March 18, 1921  
Auditor's No(s): 148571, records of Skagit County, Washington  
In favor of: Baker River Power Light and Water Company  
For: 2 pipelines for the conveyance of water

Notes set forth on face of Short Plat, as follows:

- A. Zoning – Residential.
- B. Sewer – Individual septic tanks.
- C. Water – Individual wells: Water of sufficient quantity and/or quality is not provided at the time of filing the plat. Buyers should investigate the availability of said water.
- D. Roads – All maintenance and/or construction of private roads is the responsibility of the lot owners and shall be in direct relationship to usage of said roads.
- E. Basis of bearings – Assumed.
- F. Short plat number and date of approval shall be included in all deeds and contracts.



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