


When recorded return to:

Kraut Houck
Post Office Box 771
Conway, WA 98238

Recorded at the request of:
First American Title
File Number: B91537


200705140205
Skagit County Auditor
5/14/2007 Page 1 of 2 3:43PM

Statutory Warranty Deed

FIRST AMERICAN TITLE CO.
B91537E-1

THE GRANTORS Beverly Megard and Richard D. Van Pelt, each as their separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kraut Houck, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Ptn. Lot 11, and all Lot 12, Block 12, "PLAT OF CLEAR LAKE, SKAGIT COUNTY, WASHINGTON"

Tax Parcel Number(s): P74848, 4138-012-012-0008

The South 15 feet of Lot 11 and all of Lot 12, Block 12, "PLAT OF CLEAR LAKE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, Pages 22 and 23, records of Skagit County, Washington; TOGETHER WITH the West 1/2 of vacated alley adjoining.

SUBJECT TO: Covenants, Conditions, Restrictions and Easements as per the Attached Schedule B-1 and by this reference made a part hereof.

Dated 5-11-2007

Richard D Van Pelt
Richard D. Van Pelt

Beverly Megard
Beverly Megard
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
220,

MAY 14 2007

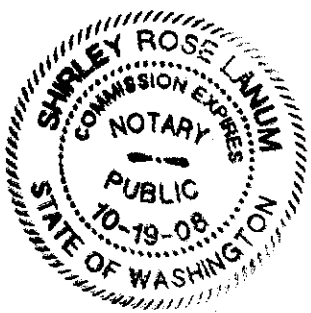
Amount Paid \$ 2586.00
Skagit County Treasurer
By: h Deputy

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Richard D. Van Pelt and Beverly Megard, 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: 5-11-2007

Shirley Rose Lanum
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 10-19-2008



Schedule "B-1"

EXCEPTIONS:

A. TERMS AND CONDITIONS OF NOTICE OF ON-SITE SEWAGE SYSTEM STATUS:

Recorded:
Auditor's No.:

September 25, 1992
9209250068



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Skagit County Auditor