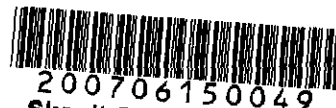


When recorded return to:

Patricia Carpentier Revocable Living Trust
c/o South Valley Bank & Trust
P.O. Box 1784
Medford, OR 97501



200706150049
Skagit County Auditor

6/15/2007 Page

1 of

3 10:20AM

LAND TITLE OF SKAGIT COUNTY

STATUTORY WARRANTY DEED

Escrow No.: 071235

Title Order No.: 125818-S

THE GRANTOR(S)

Steven M. Mackey and Rhonda L. Mackey, husband and wife

for and in consideration of ten dollars and other good and valuable consideration in hand paid, conveys, and warrants to

Alison Pietrone, Special Trustee of the Patricia Carpentier Revocable Living Trust, dated June 12, 2007

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

Tract "H" of that certain record of survey entitled "MONTBORNE HEIGHTS (Revised), recorded August 18, 1993 in Book 14 of Surveys, pages 165 and 166, under Auditor's File No. 9308180056 and being a portion of Lots 1 through 17, inclusive, Block 23; all of Block 24; Lots 1 through 11, inclusive, Block 25; Lots 1 through 18, inclusive, Block 26 and all of Block 27, all in "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, page 80, records of Skagit County, Washington,

TOGETHER WITH those portions of vacated street and alley adjacent to said Lots and Blocks which have reverted to said premises by operation of law.

Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): 4135-026-018-0302/P103868

Subject to those matters contained in Exhibit 'A'.

Dated: 6/14/07

Steven M. Mackey
Steven M. Mackey

Rhonda L. Mackey
Rhonda L. Mackey

STATE OF Washington

) ss.

COUNTY OF Skagit

I certify that I know or have satisfactory evidence that Steven M. Mackey and Rhonda L. Mackey 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.

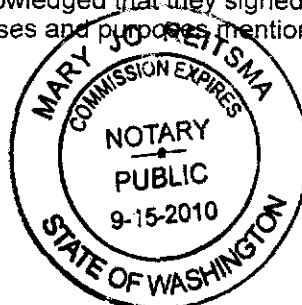
Dated: 14th day of June, 2007

MARY JO REITSMA
Name: MARY JO REITSMA
Notary Public in and for the State of Washington
residing at: MOORE VERNON
My Commission Expires: 9-15-2010

2801
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 15 2007

Amount Paid \$ 9,795.00
By DA Skagit Co. Treasurer Deputy



LPB 10-05(ir-l)

Exhibit 'A'

DEVELOPER EXTENSION AGREEMENT AND THE TERMS AND CONDITIONS THEREOF:

Between: Henry Holt, et al
And: Skagit County Sewer District No. 2
Recorded: March 12, 1993
Auditor's No.: 9303120033

EASEMENT AND TERMS AND CONDITIONS THEREOF:

Disclosed By: Survey recorded under Auditor's File No. 9308180056
Purpose: Ingress, egress and utilities
Area Affected: As shown on survey

Restrictions imposed by instrument recorded on August 24, 1993, under Auditor's File No. 9308240005, including, but not limited to, liability for assessments, levied by the community association.

FIRST AMENDMENT TO COVENANTS:

Recorded: April 22, 1994
Auditor's No.: 9404220057

SECOND AMENDMENT TO COVENANTS:

Recorded: May 8, 1995
Auditor's No.: 9505080075

THIRD AMENDMENT TO COVENANTS:

Recorded: February 5, 1996
Auditor's No.: 9602050083

FOURTH AMENDMENT TO COVENANTS:

Recorded: March 28, 1996
Auditor's No.: 9603280081

FIFTH AMENDMENT TO COVENANTS:

Recorded: January 31, 2005
Auditor's No.: 200501310276



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Skagit County Auditor

Exhibit 'A'

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company, a Washington Corporation
Purpose: An underground electric transmission and/or distribution system
Area Affected: Easement No. 1: All streets and road rights-of-ways as now or hereafter designed, platted, and/or constructed within the above described property. (When said streets and roads are dedicated to the public, this clause shall become null and void.)
Area Affected: Easement No. 2: A strip of land 10 feet in width across all lots, tracts and spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road rights-of-way.
Dated: October 18, 1993
Recorded: October 21, 1993
Auditor's No.: 9310210073

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Public Utility District No. 1 of Skagit County, Washington
Purpose: Construction and maintenance of a water line, lines or related facilities
Area Affected: An easement for operation and maintenance of water line over, under, and through the private road easements and the adjacent 7 foot wide utility easements as shown on the boundary line adjustment survey of Montborne Heights filed in Volume 14 of Surveys at pages 165-166 under Auditor's File No. 9308180056
Dated: April 5, 1994
Recorded: April 12, 1994
Auditor's No.: 9404120118

EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Skagit County Sewer District No. 2, a municipal corporation
Purpose: For sewer mains
Area Affected: A ten (10) foot wide strip of land Northeasterly of, adjacent to, and contiguous with the Southwesterly line of Tract F as shown on Survey filed in Volume 14 of surveys at pages 165 and 166, under Auditor's File No. 9308180056
Dated: February 18, 1994
Recorded: February 25, 1994
Auditor's No.: 9402250102

Easement for utility purposes 10 feet in width as disclosed on the face of the survey recorded August 18, 1993 under Auditor's File No. 9308180056.



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Skagit County Auditor