



200708010065
Skagit County Auditor

Name: Adam Ware

Address: 21606 Alderbrook Lane

City and State: Mount Vernon, WA 98274

Tax Account Number: Portions of P29723, P29715 and P29727 to benefit P29724, P29731 and P29728
Escrow #: JM-1374

STATUTORY WARRANTY DEED EASEMENT

THE GRANTOR Roy R. Lee

GUARDIAN NORTHWEST TITLE CO.

for and in consideration of \$ 0.00

M9072
ACCOMMODATION RECORDING ONLY

in hand paid, conveys and warrants to Adam Ware and Kathy J. Ware, husband and wife, and Lily Ventures, LLC,

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

A non-exclusive 50-foot wide easement for ingress, egress and utilities, including but not limited to electric power, natural gas, water, telephone and cable, over, under and across those portions of the West 1/2 of the Northwest 1/4 and of the East 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 34, Township 34 North, Range 4 East, W.M., being 25 feet on each side of the centerline described on the attachment hereto.

Said easement is to benefit both those premises described as Tract "X" on that certain deed recorded as Auditor's File Number 200707120071 in favor of the Wares and those premises described as Tract "Y" on that certain deed recorded as Auditor's File Number 200707120072 in favor of Lily Ventures, LLC; all benefitted properties being located within said Section 34.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated this 7-31 day of July, 2007.

AUG 01 2007

Roy R. Lee
Roy R. Lee

Amount Paid \$ 0
Skagit Co. Treasurer
By JP Deputy

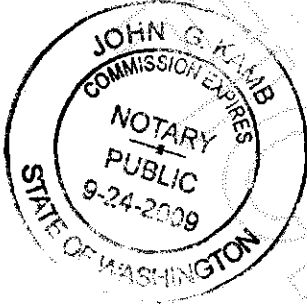
STATE OF WASHINGTON, } ss.
County of

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Ray R. Lee to me known

to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 31ST day of July 2007



John G. Kamb
Notary Public in and for the State of Washington,
residing at

My appointment expires 9/24/09

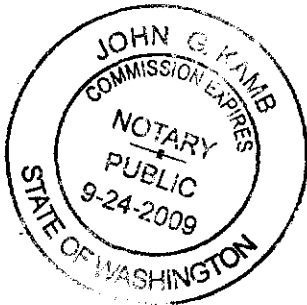
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John G. Kamb
Notary Public in and for the State of Washington,
residing at

My appointment expires 9/4/07

This jurat is page _____ of _____ and is attached to _____



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CENTERLINE:

Begin at the Northerlymost Northwest corner of those premises conveyed to Roy R. Lee by deed recorded as Auditor's File No. 8206300001 and the South

RIGHT OF WAY OF LITTLE MOUNTAIN ROAD; THENCE NORTH 85° 32' 44" EAST ON THE SOUTH RIGHT OF WAY OF SAID ROAD A DISTANCE OF 128.91 FT; THENCE ON A TANGENT CURVE TO THE RIGHT, WHICH CURVE HAS A RADIUS OF 399.50 FT A DISTANCE OF 72.46 FT TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 50° 26' 38" EAST A DISTANCE OF 259.10 FT, SAID LINE BEING 25 FT SOUTHWESTERLY AND PARALLEL OF THE NORTHEASTERLY PROPERTY LINE OF SAID PROPERTY; THENCE CONTINUING SOUTHERLY PARALLEL AND 25 FT WEST OF THE EASTERLY PROPERTY LINE THE FOLLOWING COURSE, SOUTH 2° 31' 02" EAST A DISTANCE OF 497.69 FT, BEING POINT A OF THIS EASEMENT; THENCE DEPARTING FROM THE PROPERTY LINE SOUTH 64° 26' 18" WEST A DISTANCE OF 368.35 FT; THENCE SOUTH 24° 50' 01" WEST A DISTANCE OF 212.40 FT; THENCE SOUTH 14° 32' 17" EAST A DISTANCE OF 391.16 FT; THENCE SOUTH 37° 00' 27" WEST A DISTANCE OF 201.93 FT; THENCE SOUTH 54° 09' 56" WEST A DISTANCE OF 277.02 FT TO THE INTERSECTION OF THE SOUTHWESTERLY PROPERTY LINE OF SAID PARCEL. TWENTY FIVE FOOT RIGHT OF WAY LINES EXTENDED OR TRIMMED TO INTERSECT THE PROPERTY LINES OF SAID PARCEL.

TOGETHER WITH THE FOLLOWING DESCRIPTION BEING A 50 FT. EASEMENT, 25 FT EACH SIDE OF THE FOLLOWING: BEGINNING AT POINT A AS NOTED ABOVE, THENCE SOUTH 2° 31' 02" EAST A DISTANCE OF 102.19 FT; THENCE NORTH 88° 53' 36" WEST A DISTANCE OF 209.51 FT TO THE INTERSECTION OF THE CENTERLINE OF THE ABOVE DESCRIBED EASEMENT.



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