

When recorded return to:

Mr. and Mrs. Taylor Jones
22414 Bulson Road
Mount Vernon, WA 98274



200803310154
Skagit County Auditor

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Recorded at the request of:
Guardian Northwest Title & Escrow
File Number B94179

GUARDIAN NORTHWEST TITLE CO.

B94179E-2

Statutory Warranty Deed

THE GRANTORS Stuart J. Loberg and Kathleen Almgren, who acquired title as Kathleen Almgren-Loberg, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to Taylor Jones and Angela M. Jones, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Section 28, Township 33, Range 4; Ptn. SE NW (aka Lot 3, Short Plat No. PL01-0496)

Tax Parcel Number(s): **P17412, 330428-2-009-0002**

Lot 3 of Short Plat No. PL01-0496, recorded February 14, 2002, under Auditor's File No. 200202140066, records of Skagit County, Washington, and being a portion of the Southeast ¼ of the Northwest ¼ of Section 28, Township 33 North, Range 4 East, W.M..

SUBJECT TO covenants, conditions, restrictions and easements as set forth in Schedule B-1 attached hereto and made a part hereof.

Dated 3/4/2008

Stuart J. Loberg

Kathleen Almgren *3/13/08*

STATE OF California
COUNTY OF SAN DIEGO SS:

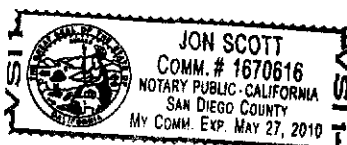
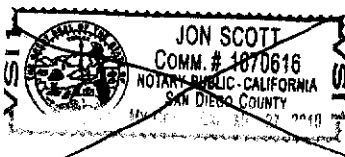
I certify that I know or have satisfactory evidence that Kathleen Almgren, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 3/13/08

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
979
MAR 31 2008

Amount Paid \$ 13,070.20
By mam Skagit Co. Treasurer
Deputy

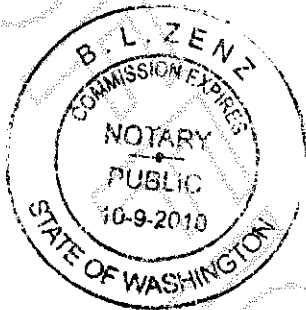
Notary Public in and for the State of California
Residing at SAN DIEGO
My appointment expires: MAY 27th, 2010



State of Washington
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Stuart J. Loberg
the person(s) 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.

Dated: 3-24-08



B. L. Zenz

Notary Public in and for the State of Washington

Residing at: Sedro Woolley

My appointment expires: 10/09/2010



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Skagit County Auditor

Schedule "B-1"

EXCEPTIONS:

A. RESERVATION CONTAINED IN DEED:

Executed by: English Lumber Company, a corporation
Recorded: December 31, 1906
Auditor's No.: 60197 (Vol. 70 of Deeds, pg. 65)
As Follows:

"Excepting, however, from the operation of this deed, and reserving unto the first party, its successors and assigns, all mineral and mineral oils in, or under any of said lands, whether said mineral or mineral oils, are now known or shall hereafter be discovered; and the right at any and all times to enter upon any of said lands to hunt and prospect for any of the same and mine, extract and remove any such minerals."

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Trans Mountain Oil Pipe Line Corporation
Dated: June 7, 1957
Recorded: June 10, 1957
Auditor's No.: 552313
Purpose: Oil pipe line
Area Affected: A 60 foot wide strip of land, reference to the record being made for full particulars

C. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Olympic Pipe Line Company, a corporation
Dated: November 30, 1963
Recorded: December 19, 1963
Auditor's No.: 644542
Purpose: Pipe line
Area Affected: Exact width and location not disclosed on the record

By instrument recorded February 13, 1973, under Auditor's File No. 780602, an agreement was made to modify said easement to allow for one additional pipe line to be 10 feet Westerly of an existing 16 inch pipe line.

D. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: March 25, 1981
Auditor's No.: 8103250003
Affects: Subject property and other property

Said matters include but are not limited to the following:

1. Fenceline and pipeline easement location



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E. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING
SHORT PLAT:

Short Plat No.: PL01-0496
Recorded: February 14, 2002
Auditor's No.: 200202140066

F. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Stuart J. Loberg and Kathleen Almgren-Loberg
And: Current and future owners of Lots 2 and 3 Short Plat
No. 01-0496
Dated: December 28, 2001
Recorded: February 14, 2002
Auditor's No.: 200202140067
Regarding: Shared Driveway Maintenance Agreement

G. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS
AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Executed By: Stuart J. Loberg and Kathleen Almgren-Loberg
Recorded: February 14, 2002
Auditor's No.: 200202140068
Regarding: Protected Critical Area Agreement

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said
notice/agreement may have changed or may in the future change without recorded notice.



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