

When recorded return to:

Robb Hunter Savoya, Managing Member  
5115 Kinsway  
Anacortes, WA 98221

Recorded at the request of:  
Guardian Northwest Title & Escrow  
File Number 94119



200804040061  
Skagit County Auditor

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**Statutory Warranty Deed**

GUARDIAN NORTHWEST TITLE CO.

94119E-1

**THE GRANTOR** John W. Hicks, as his separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Prop and Rudder, L.L.C.**, the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:

Portion Lots 1-3, Block 6, "ALBERTSON'S ADDITION TO BURLINGTON"  
Tax # P72430,4078-006-003-0003

For Full Legal See Attached Exhibit "A"

Subject to covenants, conditions, restrictions and easements, a per attached Exhibit "B"

Tax Parcel Number(s): P72430, 4078-006-003-0003

Dated 3/24/08

John W. Hicks

1030  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

APR 04 2008

Amount Paid \$ 6057.00  
Skagit Co. Treasurer  
By Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that John W. Hicks, 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: 3/26/08

Sandia D. Olson

Notary Public in and for the State of Washington  
Residing at Burlington, WA  
My appointment expires: 2/20/2011



**EXHIBIT A**

**Parcel "B":**

Lots 1, 2 and the North 10 feet of Lot 3, Block 6, "ALBERTSON'S ADDITION TO THE TOWN OF BURLINGTON", as per plat recorded in Volume 4 of Plats, page 1, records of Skagit County, Washington.



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Schedule "B-1"

**EXCEPTIONS:**

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

Executed By:	Richard S. Stephenson
Recorded:	October 18, 2001
Auditor's No.:	200110180079
Regarding:	Boundary line adjustment affecting Parcel "B"

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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