

When recorded return to:

Mr. and Mrs. Anthony Fox
5795 S. Shore Road
Anacortes, WA 98221



200808290039
Skagit County Auditor

8/29/2008 Page 1 of 3 9:52AM

Recorded at the request of:
Guardian Northwest Title & Escrow
File Number A95378

Statutory Warranty Deed A-95378-4
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Paula Dekker, Executor-Personal Representative of the Estate of Mary Schorr, appointed by Whatcom County Superior Court Case No. 08-4-00133-8, as to an undivided 50% interest; Kenneth Brian Schorr, as his separate property, as to an undivided 12.5% interest; Paula Kathleen Dekker, as her separate property, as to an undivided 12.5% interest; Boyd Richard Schorr, as his separate property, as to an undivided 12.5% interest; and John Donald Schorr, as his separate property, as to an undivided 12.5% interest. for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Anthony Fox and Susan Fox, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:
Section 12, Township 35, Range 1; Ptn. GL 1 (aka Lot 3 SP-14-86)

Tax Parcel Number(s): P31331, 350112-0-002-0804

Lot 3, Short Plat No. 14-86, approved May 15, 1986, filed in Volume 7 of Short Plats, page 88, recorded May 19, 1986, under Auditor's File No. 8605190071, records of Skagit County, Washington; being a portion of Government Lot 1, Section 12, Township 35 North, Range 1 East, W.M..

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "A" attached hereto.

Dated 8/21/2008

2810
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 29 2008

3387.00

Estate of Mary Schorr

Paula Dekker, PR
By: Paula Kathleen Dekker, Personal Representative

Amount Paid \$
Skagit Co. Treasurer
By MF Deputy

Kenneth Brian Schorr
Kenneth Brian Schorr by Paula Dekker, POA

Paula Kathleen Dekker
Paula Kathleen Dekker

Boyd Richard Schorr
Boyd Richard Schorr by Paula Dekker, POA

John Donald Schorr
John Donald Schorr by Paula Dekker, POA

Order No:

STATE OF Washington }
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that Paula Dekker
is/are the person(s) who appeared before
me, and said person(s) acknowledge that she signed this instrument, on oath stated she
is/are authorized to execute the instrument and acknowledge that as the
Personal Representative of The Estate of Mary Schorr, deceased
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8-28-08 Vicki L Hoffman

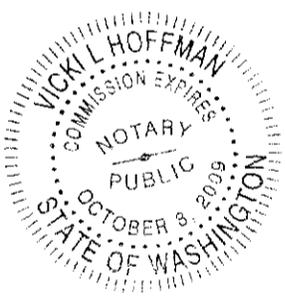


Notary Public in and for the State of Washington
Residing at ANACORTES
My appointment expires: 10-8-09

STATE OF Washington }
COUNTY OF SKAGIT } SS:

On this day of August, 2008 before me personally appeared
Paula Dekker to me known to be the individual described in and
who executed the foregoing instrument for her self and as Attorney in Fact for Kenneth Brian
Schorr, Boyd Richard Schorr and John Donald Schorr and acknowledged that she signed and
sealed the same as her free and voluntary act and deed for her self and also as her
free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein
mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not
been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal) Vicki L Hoffman



Notary Public in and for the State of Washington
Residing at ANACORTES
My appointment expires: 10-8-09



EXHIBIT A

EXCEPTIONS:

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

Short Plat No.: 14-86
Recorded: May 19, 1986
Auditor's No.: 8605190071

Said matters include but are not limited to the following:

1. Short Plat Number and date of approval shall be included in all deeds and contracts.
2. All maintenance and construction of short plat roads is the responsibility, in direct proportion of usage, of the Homeowners Association, with the lot owners as members.
3. Water supply by individual wells. Overlapping well protection zones are mutual reciprocal easements. No physical, chemical or radiological substances deleterious to health shall be used, stored or disposed of in said zones.
4. Alternate on-site sewage systems may have special design, construction and maintenance requirements. See Health Officer for details.
5. Well Protection Zone and Mound Site Easements as delineated on the face of the short plat.
6. Utilities easement over West 30 feet of subject property.

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: May 12, 1993
Recorded: July 20, 1993
Auditor's No.: 9307200067
Executed By: Jack Schorr and Mary Schorr

C. LOT CERTIFICATION, INCLUDING THE TERMS AND CONDITIONS THEREOF. REFERENCE TO THE RECORD BEING MADE FOR FULL PARTICULARS. THE COMPANY MAKES NO DETERMINATION AS TO ITS AFFECTS.

Recorded: May 20, 2008
Auditor's No.: 200805200084

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

Recorded: June 20, 2008
Auditor's No.: 200806200098
Affects: Subject property

Said matters include but are not limited to the following:

1. Thirty foot easement over West 30 feet of Lot 30.



200808290039
Skagit County Auditor