

When Recorded Return to:
KENNETH ALLEN NEWKIRK AND PHYLLIS
ELAINE NEWKIRK REVOCABLE LIVING TRUST
702 Mapleway Road
Selah, WA 98942



200901140095
Skagit County Auditor

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Chicago Title Company - Island Division
Order No: AE12753 CLT Title Order No: IC47229

STATUTORY WARRANTY DEED

THE GRANTOR LOIS D. AUCHTERLONIE, AN UNMARRIED WOMAN

for and in consideration of Fifty-Nine Thousand and 00/100...(\$59,000.00) DOLLARS

in hand paid, conveys and warrants to KENNETH ALLEN NEWKIRK and PHYLLIS ELAINE NEWKIRK, as Trustees of THE KENNETH ALLEN NEWKIRK and PHYLLIS ELAINE NEWKIRK REVOCABLE LIVING TRUST dated December 15, 2006

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

Unit 116, Dock D of SKYLINE NO. 17, a Condominium, according to the second amended Declaration thereof recorded August 9, 2002, under Auditor's File No. 200208090181, records of Skagit County, Washington, and amended Survey Map and Plans thereof recorded in Volume 6 of Surveys, pages 34 and 35, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Parcel Number(s): P60207

Subject to: Restrictions, reservations and easements of record as per Exhibit "A" attached hereto and made a part hereof.

Dated: January 6, 2009

LOIS D. AUCHTERLONIE BY
GIULIA A. WATIER, CO-ATTORNEY-IN-FACT

LOIS D. AUCHTERLONIE BY
LINDA K. AUCHTERLONIE, CO-ATTORNEY-IN-FACT

#113
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 14 2009

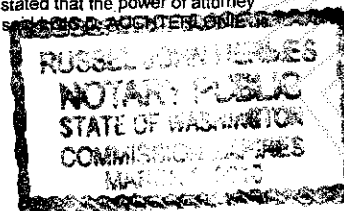
Amount Paid \$ 1055.⁰⁰
Skagit Co. Treasurer
By *[Signature]* Deputy

STATE OF WASHINGTON
COUNTY OF

I certify that I know or have satisfactory evidence that GIULIA A. WATIER and LINDA K. AUCHTERLONIE, who executed the within instrument as Co-Attornies -in- Fact for LOIS D. AUCHTERLONIE and acknowledged to me that they signed and sealed the same as free and voluntary act and deed as Co-Attornies -in- fact for LOIS D. AUCHTERLONIE 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therein mentioned, and on oath stated that the power of attorney authorizing the execution of this instrument has not been revoked and that the said LOIS D. AUCHTERLONIE is now living, and is not incompetent.

Dated: *January 7, 2009*

Russel John Hernandes
Notary Public in and for the State of Washington
Residing at
My appointment expires: *3-1-2010*



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EXHIBIT 'A'

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: January 26, 1962
Auditor's No(s): 617291, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances

Note: We are unable to determine the exact location of said easement rights

2. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: July 23, 1970
Auditor's No(s): 741484, records of Skagit County, Washington
To: The City of Anacortes
For: Utilities and drain
Affects: Portions of the Common Area
3. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 11, 1975
Auditor's No(s): 821777, records of Skagit County, Washington
To: Division 18 Condominium Dock Owners Association
For: ingress and egress
Affects: That portion of the Common Area lying within Tract B
4. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 11, 1975
Auditor's No(s): 821779, records of Skagit County, Washington
To: Division 17 Condominium Dock Owners Association
For: Ingress and egress
Affects: That portion of the Common Area lying within Tract B
5. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 8, 1979
Auditor's No(s): 7908080063, records of Skagit County, Washington
To: Skyline Associates
For: Ingress, egress, utilities, and incidental purposes
Affects: That portion of the Common Area lying within Tract B

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6. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: July 7, 1980
Auditor's No(s): 8007070010, records of Skagit County, Washington
To: The City of Anacortes
For: Fire Hydrants and related rights
Affects: Portions of the Common Area lying within Tracts A and B
7. Terms, provisions, covenants, conditions, definitions, options, obligations, easements, and restrictions as may be contained in Condominium Declaration of said condominium, a Horizontal Property Regime, and as may be contained in the Bylaws adopted pursuant to said declaration:
Recorded: July 23, 1970
Auditor's File No.: 741481, records of Skagit County, Washington

AMENDED by instrument(s):
Recorded: December 27, 1984, and August 9, 2002
Auditor's No(s): 8412270054 and 200208090181, records of Skagit County, Washington
8. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law;
Recorded: November 25, 1970
Auditor's No(s): 746168, records of Skagit County, Washington
Executed By: Skyline Associates, a limited partnership; Harry Davidson, general partner
9. Any assessments nor or hereafter levied under the provisions of the Condominium Declaration of said condominium (or any amendment thereto) or under the Bylaws adapted pursuant to said declaration.

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10. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise); disclosed by instrument
Recorded: November 25, 1970
Auditor's No(s): 746168, records of Skagit County, Washington
Imposed By: Skyline Beach Club, Inc.
11. Any prohibition or limitation on the use, occupancy, or improvement of the land resulting from the rights of the public or riparian owners to use any waters which may cover the land or to use any portion of the land which is now or may formerly have been covered by water.
12. Right of use, control, or regulation by the United States of America in the exercise of power over commerce and navigation.
13. Any question that may arise due to shifting or change in the course of the Flounder Bay or due to said bay having shifted or changed its course.

- END OF SCHEDULE B-001 -



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