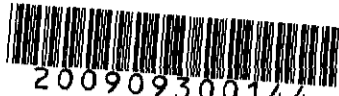


When Recorded Return to:  
CURT D. ROGERS  
KRISTIN A. ROGERS  
1606 8<sup>th</sup> Street  
Anacortes WA 98221



200909300144  
Skagit County Auditor

9/30/2009 Page 1 of 4 4:00PM

Chicago Title Company - Island Division  
Order No: 620005708 MM Title Order No: 620005708

**STATUTORY WARRANTY DEED**

THE GRANTOR JOHN ELLIOTT and KATHY LYNN ELLIOTT, husband and wife

for and in consideration of **Six Hundred Sixty-Five Thousand and 00/100...(\$665,000.00)**  
**DOLLARS**

in hand paid, conveys and warrants to **CURT D. ROGERS and KRISTIN A. ROGERS,**  
**husband and wife**

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

SEE EXHIBIT "A" WHICH IS HERETO ATTACHED.

Abbreviated Legal: Ptn Lots 1 - 5, Blk I, Northern Pacific Addition

Tax Parcel Number(s): 58135, 31699 100891

Subject to: Restrictions, reservations and easements of record.

Dated: September 20, 2009

<sup>2999</sup>  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

SEP 30 2009

Amount Paid \$ <sup>11,842.00</sup>  
Skagit Co. Treasurer  
By *[Signature]* Deputy

*[Signature]* 9/22/09 *[Signature]* 9-22-09  
JOHN ELLIOTT Date KATHY LYNN ELLIOTT Date

STATE OF ~~WASHINGTON~~ <sup>California</sup>  
COUNTY OF ~~Skagit~~ <sup>Orange</sup>

I certify that I know or have satisfactory evidence that JOHN ELLIOTT and KATHY LYNN ELLIOTT (is/are) the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/hers/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 22, 2009



Notary Public in and for the State of ~~Washington~~ <sup>California</sup>  
Residing at 917 Gleneyre St, Laguna Beach, CA 92651  
My appointment expires: 11-23-09

Chicago Title Company - Island Division

EXHIBIT 'A'

**Description:**

**Order No:** 620005708 MM

PARCELA:

Lots 1, 2, 3, 4 and the East Half of Lot 5, Block 1 of the NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, page 9, records of Skagit County.

Situated in Skagit County, Washington

PARCEL B:

That portion of the following described tract RR which lies between the Northwesterly extensions of the Southwesterly and Northeasterly lines of that certain tract of land conveyed to Raymond D. Turner, et ux, by that certain Quit Claim Deed recorded July 6, 1988, as Auditor's File No. 8807060063, records of Skagit County, Washington.

Situated in Skagit County, Washington

TRACT RR:

Tracts 1 and 2, Plate 7 in Section 14, Township 35 North, Range 1 East of the Willamette Meridian, and all that part of Tract 1 Plate 7 in Section 23, Township 35 North, Range 1 East of the Willamette Meridian, described as follows:

Commencing at the initial point of said Tract 1 of Section 23;  
Thence West 305 feet;  
Thence South 70°44' West 855 feet;  
Thence South 23° East 112 feet;  
Thence North 69°10' East 136 feet;  
Thence North 70°53' East 533.5 feet;  
Thence North 73°12' East 444 feet;  
Thence North 17°45' East 32 feet to beginning;

EXCEPTING and excluding from said Tracts 1 and 2, Plate 7, said Section 14, and said described portion of Tract 1, Plate 7, Section 23, and all that part thereof heretofore conveyed to the former Great Northern Railway Company, now Burlington Northern Railroad Company, and described as follows:

Commencing at the initial point of Tract 1, Plate 7, said Section 23;  
Thence South 17°45' West, 32 feet;  
Thence South 73°12' West 444 feet;  
Thence South 70°53' West, 533 5/10 feet;  
Thence South 69°10' West 136 feet;  
Thence North 22°, no minutes West, 40 feet;  
Thence Easterly in a direct line a distance of 970 feet to a point in Tract 1, Plate 7, Section 23, which point is 40 feet Northwesterly measured at right angles, to the second course herein described;  
Thence Northeasterly in a direct line a distance of 200 feet, more or less, to a point which bears North 17°45' East, 66 feet from the initial point of lot one, Tract 1, Section 23;  
Thence South 17° 45' West, 66 feet to the place of beginning.

(Note: Said Turner Tract partially or wholly adjoins Lots 1, 2, 3, 4 and 5 in Block 1, Northern Pacific Addition to Anacortes, in Volume 2 of Plats, page 9, records of Skagit County, Washington).

Situated in Skagit County, Washington

continued.....



200909300144

Skagit County Auditor

**EXHIBIT 'A' continued:**

**PARCEL C:**

That portion of the Burlington Northern Railroad right-of-way designated as Northern Pacific Railroad on the plat map of Northern Pacific Addition to Anacortes, according to the plat thereof, recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington, being more particularly described as follows:

Beginning at the Southwest corner of Block 1 of said plat;  
Thence North 21°36'44" West along the Westerly line of said Block 1, a distance of 163.00 feet to the Northwest corner of said Block 1;  
Thence North 71°49'17" East along the Northerly line of said Block 1, a distance of 225.41 feet to the true point of beginning;  
Thence North 21°36'44" West, a distance of 151.36 feet;  
Thence North 63°12'42" East, a distance of 98.46 feet;  
Thence South 21°36'44" East, a distance of 166.13 feet to a point on the Northerly line of said Block 1;  
Thence South 71°49'17" West, a distance of 98.23 feet to the true point of beginning.

Situated in Skagit County, Washington



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Skagit County Auditor

**Exhibit B**

Skagit County has established a policy for unincorporated areas to protect and encourage agriculture and forestry operations. If your real property is located near an agriculture or forestry operation, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, fumes, dust, flies, and other associated pests, the operation of machinery of any kind during any 24-hour period, the storage and disposal of manure, and the application of fertilizers, soil amendments, and pesticides. If conducted in compliance with local, state, and federal laws, these inconveniences or discomforts are hereby deemed not to constitute a nuisance as provided in Chapter 7.48 RCW for purposes of the Skagit County Code and shall not be subject to legal action as a public nuisance.



200909300144

Skagit County Auditor