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Skagit County Auditor

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When recorded return:

VICTOR L. WILSON & FRANCIS L. WILSON
795 SHELTER BAY DRIVE
LA CONNER, WA 98257

LAND TITLE OF SKAGIT COUNTY

134022-0

BARGAIN AND SALE DEED

THE GRANTOR(S) Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America

for and in consideration of Ten Dollars (\$10) and other valuable consideration.

in hand paid, bargains, sells, and conveys to VICTOR E. WILSON AND FRANCIS L. WILSON, HUSBAND AND WIFE

Subject to deed restrictions as set forth on Exhibit A & Exhibit B attached hereto and made a part hereof.

The following described estate, situated in the County of SKAGIT, State of Washington:

LOT 795, "SURVEY OF SHELTER BAY DIV 4., TRIBAL AND ALLOTTED LANDS OF SWINOMISH INDIAN RESERVATION," AS RECORDED IN VOLUME 48 OF OFFICIAL RECORDS, PAGES 627 THROUGH 631, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

ABBREVIATED LEGAL: LOT 795 SHELTER BAY DIV. 4

TAX PARCEL NO: 5100-004-795-0000

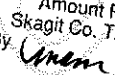
DATED: DECEMBER 21, 2009

Federal National Mortgage Association
By Old Republic Title, LTD, a Washington Corporation

By: 
Willem Broekhof
Senior Vice President

2010-2
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 04 2010

Amount Paid \$25
By:  Skagit Co. Treasurer
Deputy

STATE OF Washington County of King

On this 21st day of December, A.D. ~~19~~ 2009
before me, the undersigned, a Notary Public in and for

the State of Washington,
duly commissioned and sworn personally appeared

Willem Broekhof, Senior Vice-President of Old Republic Title, Ltd.

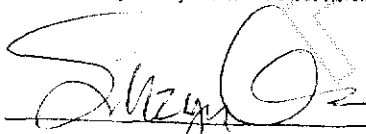
to me known to be the individual who executed the
the foregoing instrument as attorney in fact of

Fannie Mae A/K/A Federal National Mortgage Association

therein described, and acknowledged to me that he signed and
sealed the instrument as such attorney in fact for said principal,
freely and voluntarily, 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

Willem Broekhof is now living.

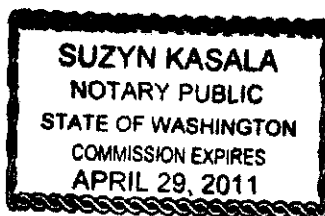
WITNESS my hand and official seal hereto affixed
the day and year in this certificate above written.



Notary Public in and for the state of Washington

residing at Issaquah

My Commission Expires April 29, 2011



PLEASE PLACE NOTARY STAMP/SEAL ABOVE THIS LINE
(NOTARY STAMP/SEAL MUST NOT BE PLACED IN THE MARGINS)
WA / ORT 13 Acknowledgement by Attorney in Fact.



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EXHIBIT "A"
ESCROW NO 5230001034

A. LEASE, INCLUDING TERMS AND CONDITIONS THEREOF:

Lessor: Swinomish Indian Tribal Community, Emily Joe Bill,
Louise Joe, Lucinda Joe, et al
Lessee: Shelter Bay Company
For A Term Of: Beginning July 1, 1970 and terminating June 30, 2044
Dated: July 31, 1969
Recorded: August 11, 1969
Auditor's No.: 729786
(Said lease covers the subject property and other property)

B. Rights of way for roads together with the right of access by the grantor and his grantees, as set forth in the lease shown as Paragraph A herein, reference to the record hereby being made for full particulars.

C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated: June 19, 1970
Recorded: July 8, 1970
Auditor's No.: 740963
Executed By: Shelter Bay Company, a Washington corporation

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: July 13, 1972
Recorded: July 18, 1972
Auditor's No.: 771239
Executed By: Shelter Bay Company, a Washington corporation

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: June 12, 1987
Auditor's No.: 8706120006
Executed By: Shelter Bay Company, a Washington corporation

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: July 7, 1989
Auditor's No.: 8907070110
Executed: Shelter Bay Company, a Washington corporation



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EXHIBIT "A"
ESCROW NO 5230001034

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: July 22, 1991
Auditor's No.: 9107220051
Executed By: Shelter Bay Company, a Washington corporation

Said instrument is a re-recording of a portion of instrument recorded May 15, 1990, under Auditor's File No. 9005150058.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: July 22, 1991
Auditor's No.: 9107220050
Executed By: Shelter Bay Company, a Washington corporation

Said instrument is a re-recording of a portion of instrument recorded May 17, 1991, under Auditor's File No. 9105170025.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED.

Declaration Dated: Not Disclosed
Recorded: May 20, 1992
Auditor's No.: 9205200023, 9205200024 and 9205200025
Executed By: Shelter Bay Company, a Washington corporation

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: June 20, 1994
Auditor's No.: 9406200066

Covenant and By-Law changes recorded May 16, 1995, under Auditor's File No. 9505160046.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: February 27, 2008
Recorded: February 29, 2008
Auditor's No.: 200802290010

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: May 4, 2009
Recorded: May 5, 2009
Auditor's No.: 200905050047



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EXHIBIT "A"
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ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: May 14, 1996
Auditor's No.: 9605140103

Covenant and By-Laws changes recorded May 14, 1997 and May 7, 1998, under Auditor's File Nos. 9705140180 and 9805070092, respectively.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Recorded: May 7, 1999
Auditor's No.: 9905070119

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: May 10, 2000
Auditor's No.: 200005100092

Covenants and By-Law changes recorded May 10, 2000 and May 9, 2001, under Auditor's File Nos. 200005100093 and 200105090101, respectively.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: May 16, 2002
Auditor's No.: 200205160173

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: January 28, 2005
Auditor's No.: 200501280090

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS HERETO ATTACHED:

Declaration Dated: Not Disclosed
Recorded: May 19, 2005
Auditor's Nos.: 200505190051 and 200505190052



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EXHIBIT "A"
ESCROW NO 5230001034

- D. Terms, agreements and covenants in Lease referred to in Paragraph A herein.
- E. Any law, ordinance or regulation of an Indian Tribe or Nation including, but not limited to, building and zoning ordinances, restricting or regulating the character, dimensions or location of any improvement now or hereafter erected on the land, or prohibiting a separation in ownership or a reduction in the dimensions or area of the land, or the effect of any violation of any such law, ordinance, or regulation.
- Rights of eminent domain or rights of police power exercised by an Indian Tribe or Nation unless notice of the exercise of such rights appears in the public records at Date of Policy.
- F. Terms and conditions contained in Shelter Bay Community, Inc. Resolution No. 07-17 as recorded December 18, 2007, under Auditor's File No. 200712180107.



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