



201004300042

Skagit County Auditor

4/30/2010 Page

1 of

2 10:36AM

When recorded return to:

Mr. Brian K. Wacłaski
8306 Birdsvlew Meadow Lane
Concrete, WA 98237

Filed for Record at Request of
Wells Fargo Escrow Company
Escrow Number: 04-02631-10

Grantor: Gary Hendrick and Sheila Hendrick
Grantee: Brian K. Wacłaski

Tax Parcel Number(s): P114353

GUARDIAN NORTHWEST TITLE CO.

Abbreviated Legal:

149408-1

Lot 7, "PLAT OF BIRDSVIEW MEADOWS"

Statutory Warranty Deed

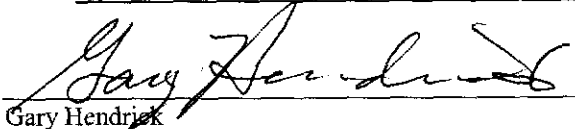
THE GRANTORS Gary Hendrick and Sheila Hendrick, Husband and Wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Brian K. Wacłaski, a Single Person the following described real estate, situated in the County of Skagit, State of Washington

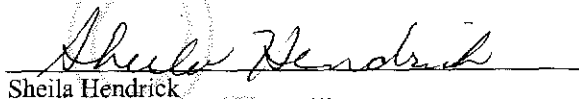
Abbreviated Legal:

Lot 7, "PLAT OF BIRDSVIEW MEADOWS"

Lot 7, "PLAT OF BIRDSVIEW MEADOWS," as per plat recorded in Volume 17 of Plats, pages 56 through 58, inclusive, records of Skagit County, Washington.

SUBJECT TO: SEE EXHIBIT "A" ATTACHEDDated April 27, 2010


Gary Hendrick


Sheila Hendrick


STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Gary Hendrick and Sheila Hendrick

are the person who appeared before me, and said person are acknowledged that they
signed this instrument and acknowledge it to be their free and voluntary act for the uses
and purposes mentioned in this instrument.

Dated: 4/27/10

1188
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX


Tammy Ann Libby
Notary Public in and for the State of Washington
Residing at: Edmonds
My appointment expires: 1/11/2014

APR 30 2010


Amount Paid \$ 5962.46
Skagit Co. Treasurer
By  Deputy

EXHIBIT "A"

A. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Ethel Russell, a single woman
And: Wilfred G. Richmyer, a single man
Dated: May 22, 1998
Recorded: May 27, 1998
Auditor's No: 9805270108
Regarding: Sixty (60) foot easement

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Birdsview Meadows
Recorded: March 24, 1999
Auditor's No: 9903240124

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

Recorded: September 15, 1997
Auditor's File No.: 9709150096
Regarding: Variance Permit VA-96-0246

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.

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

Recorded: October 29, 1997
Auditor's File No.: 9710290002
Regarding: Preliminary Plat PT-96-0335

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.

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

Dated: March 24, 1999
Recorded: March 24, 1999
Auditor's No: 9903240125
Executed by: Birdsview Meadows Homeowner's Association

F. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:

Between: Wilfred G. Richmyer
And: Ethel Russell
Dated: May 22, 1998
Recorded: May 27, 1998
Auditor's No: 9805270109
Regarding: Boundary Line of Lots 1 through 4 and 9



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