



201005270086

Skagit County Auditor

5/27/2010 Page 1 of 3 1:49PM

When recorded return to:

Eric Burcroff and Lisa Burcroff
1905 Tundra Loop
Mount Vernon, WA 98273

Recorded at the request of:

File Number: 99542

Statutory Warranty Deed99542-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Jonathan Ferber, as his separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Eric Burcroff and Lisa Burcroff, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 35, "PLAT OF TRUMPETER MEADOWS"

Tax Parcel Number(s): P123497, 4872-000-035-0000

Lot 35, "PLAT OF TRUMPETER MEADOWS", as per plat recorded on October 12, 2005, under Auditor's File No. 200510120048, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 26 MAY 20101534
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Jonathan Ferber

MAY 27 2010

Amount Paid \$
Skagit Co. Treasurer
By AD Deputy

4455.00

STATE OF Washington }
COUNTY OF Skagit } SS: *See Attached*

I certify that I know or have satisfactory evidence that Jonathan Ferber, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: _____

Notary Public in and for the State of _____
Residing at _____
My appointment expires: 1/07/2011

Washington

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

State of California)
)
County of San Diego)

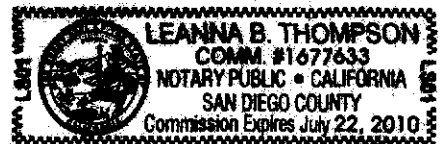
On MAY 26, 2010, before me, Leanna B. Thompson, Notary Public, personally appeared who appeared JONATHAN FERBER who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that ~~he~~ ~~she~~ ~~they~~ authorized the same in ~~his~~ ~~her~~ ~~their~~ authorized capacity(ies), and that by ~~his~~ ~~her~~ ~~their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Leanna B. Thompson
Notary Public

My commission expires: July 22, 2010



OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title of Type of Document: STATUTORY WARRANTY DEED

Document Date: 26 MAY 2010
Number of Pages: ONE

Signer(s) other than named above: NONE



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SCHEDULE "B-1"

Exhibit A

EXCEPTIONS:

A. RESERVATION CONTAINED IN DEED

Executed by: State of Washington
Auditor's No.: 64282
As Follows:

"Reserving to the grantor all oil, gases, coal, ores, minerals, fossils, etc., and the right to entry for opening, developing, and working the same and providing that such rights shall not be exercised until provision has been made for full payment of all damages sustained by reason of such entry."

B. STANDARD PARTICIPATION CONTRACT, (REGARDING SEWERS), INCLUDING THE TERMS AND PROVISIONS THEREOF:

Between: City of Mount Vernon, a Municipal Corporation
And: James Hickman
Dated: July 13, 1979
Recorded: July 19, 1979
Auditor's No.: 7907190021

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

Plat/Subdivision Name: Trumpeter Meadows
Recorded: October 12, 2005
Auditor's No.: 200510120048

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

Dated: February 17, 2006
Recorded: February 22, 2006
Auditor's No.: 200602220046
Executed By: Landmark Building & Development, Inc.

Guardian Northwest Title and Escrow, Agent for
First American Title Insurance Company



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