

When recorded return to:
David A. Dewitte
13087 Thompson Road
Anacortes, WA 98221



201102030163
Skagit County Auditor

2/3/2011 Page 1 of 4 4:21PM

Recorded at the request of:

File Number: A101020

Statutory Warranty Deed

A101020-1

GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR H & C Internationale Ltd., a Washington corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to GRANTEE David A. Dewitte, an unmarried man the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:
Section 9, Township 34, Range 2; Ptns. NW NE

For Full Legal See Attached Exhibit "A"

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 "B" attached hereto

Tax Parcel Number(s): P107302, 340209-1-001-0201

Dated 1/03/2011

338
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

H & C Internationale Ltd.

FEB 03 2011

By: Bruce Gardner, President

Amount Paid \$ 4057.00
By CM Skagit Co. Treasurer Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Bruce Gardner is/are the person(s) who appeared before me, and said person(s) acknowledge that he signed this instrument, on oath stated he is/are authorized to execute the instrument and acknowledge that as the President of H & C Internationale Ltd. to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 1-4-11

Vicki L Hoffman
Vicki L Hoffman
Notary Public in and for the State of Washington
Residing at Anacortes, Washington
My appointment expires: 10/08/2013

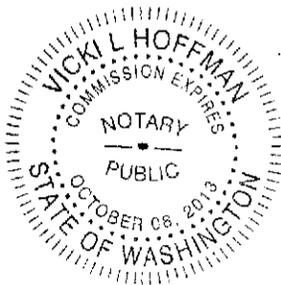


EXHIBIT A

Parcel "A":

Lot 2 of Skagit County Short Plat No. 94-025 as approved January 6, 1995 and recorded in Volume 11 of Short Plats, pages 165 and 166, under Auditor's File No. 9501130062, records of Skagit County, Washington; being a portion of the Northwest 1/4 of the Northeast 1/4 in Section 9, Township 34 North, Range 2 East, W.M.;

Parcel "B":

That portion of the South 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 9, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at the Northeast 1/4 of said South 1/2 of the Northwest 1/4 of the Northeast 1/4; thence South 00 degrees 47'21" West along the East line of said Northwest 1/4 of the Northeast 1/4, a distance of 500.00 feet; thence North 57 degrees 29'08" West, a distance of 460.90 feet; thence North 00 degrees 02'04" East, parallel with the East line of said Northwest 1/4 of the Northeast 1/4, a distance of 250.00 feet to the North line of said South 1/2 of the Northwest 1/4 of the Northeast 1/4; thence North 89 degrees 40'46" East along said North line, a distance of 395.40 feet to the point of beginning.



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LPB 10-05(i-1)
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EXHIBIT "B"

EXCEPTIONS:

Paragraphs "A" through "E" affects Parcel "A" only.

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Cascade Natural Gas Corporation
Recorded: May 3, 1957
Auditor's No. 550859
Purpose: Gas pipe line
Area Affected: Not disclosed on the record

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Cascade Natural Gas Corporation
Recorded: September 18, 1985
Auditor's No. 8509180076
Purpose: Pipeline or pipelines for the transportation of oil, gas and the products thereof
Area Affected:

An easement 20 feet in width lying ten feet on each side of the following described centerline: Beginning at a point on the East line of the County Road 150 feet North of the Southwest corner of said North 1/2 of the Northwest 1/4 of the Northeast 1/4; thence East along the North line of the South 150 feet of said subdivision a distance of 410 feet to the true point of beginning; thence North parallel with the East right-of-way margin of Thompson Road, a distance of 520 feet, more or less, to the North line of the Northeast 1/4 and the terminus of this centerline description.

C. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SURVEY:

Name: Short Plat No. 94-013
Recorded: January 13, 1995
Auditor's No.: 9501130062

D. EASEMENT AND PROVISIONS CONTAINED THEREIN:

Grantee: Puget Sound Power & Light Company
Recorded: April 24, 1995
Auditor's No: 9504240091
Purpose: Right to enter said premises to operate, maintain and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a danger to said lines
Affects: Portion of the subject property



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E. EASEMENT AND PROVISIONS CONTAINED THEREIN AS CREATED OR DISCLOSED INSTRUMENT:

In Favor Of: Lot 1 of Short Plat
Recorded: April 5, 1995
Auditor's No.: 9504050056
For: Logging
Affects: An undescribed portion of Parcel "A"

F. PROVISIONS OF THE NATURE OF A COVENANT CONTAINED IN BOUNDARY LINE ADJUSTMENT DEEDS, AS FOLLOWS:

In Favor Of: Landex Associates, Inc.
Recorded: November 15, 1996
Auditor's No.: 9611150049
As Follows:

"Reviewed and approved in accordance with S.C. Code Chapter 14.12." (Affects Parcels "A" and "B")

