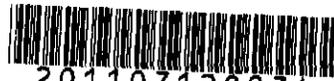


**When recorded return to:**  
Marilyn G. Nalbach  
The Marilyn G. Nalbach Revocable Living Trust,  
Dated January 19, 2011  
3215 21st Street, Unit A  
Everett, WA 98201



201107120074  
Skagit County Auditor

7/12/2011 Page 1 of 6 3:38PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620013299

CHICAGO TITLE

620013299

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Lawrence H. Nalbach, a single person, as his separate estate  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Marilyn G. Nalbach, Trustee of the Marilyn G. Nalbach  
Revocable Living Trust Dated January 19, 2011.

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

PTN GOV. LOT 8, 06-34-05

Tax Parcel Number(s): P30141, 340506-3-048-0003

Subject to: Covenants, conditions, restrictions and easements of record.

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

Dated: June 21, 2011

Lawrence H. Nalbach

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

# 2094  
JUL 12 2011

Amount Paid \$ 1785.<sup>00</sup>  
Skagit Co. Treasurer  
By *Martin* Deputy

STATUTORY WARRANTY DEED  
(continued)

State of WASHINGTON

COUNTY of SKAGIT

I certify that I know or have satisfactory evidence that

LAWRENCE H. NALBACH

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/her/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: June 22 2011

Marcie Paleck

Name: MARCIE K. PALECK

Notary Public in and for the State of WASHINGTON

Residing at: MOUNT VERNON

My appointment expires: October 15 2012



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Skagit County Auditor

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P30141 and 340506-3-048-0003**

That portion of Government Lot 8, Section 6, Township 34 North, Range 5 East, W.M., described as follows:

Beginning at a point on the east line of said Government Lot 8 which lies north a distance of 173.03 feet from the midpoint of the east line of said Government Lot 8;  
Thence north 89°49'36" west, a distance of 874.66 feet to the west line of said Government Lot 8;  
Thence northerly along the west line of said Government Lot 8 through the following four courses, north 34°45'00" west a distance of 51.00 feet; north 09°16'27" west, a distance of 32.61 feet; north 16°24'51" west a distance of 54.74 feet; north 20°17'06" west, a distance of 30.10 feet;  
Thence south 89°49'36" east, a distance of 619.98 feet;  
Thence north 01°25'44" west, a distance of 37.55 feet;  
Thence south 89°49'36" east, a distance of 313.62 feet to the east line of said Government Lot 8;  
Thence south 00°39'55" east, along the east line of said Government Lot 8, a distance of 192.21 feet to the point of beginning;

TOGETHER WITH shorelands of the Second Class, as conveyed by the State of Washington, situate in front of, adjacent to and abutting upon the south 325.2 feet of the north 650.4 feet of said Government Lot 8;

EXCEPT any portion of said shorelands situate in front of, adjacent to or abutting upon Parcel D as described in Quit Claim Deed Boundary Line Adjustment recorded under Auditor's File No. 201103010036, records of Skagit County, Washington;

AND EXCEPT any portion of said shorelands situate in front of, adjacent to, or abutting upon the south half of said Government Lot 8;

(Also known as Parcel C of Record for Boundary Line Adjustment recorded under Auditor's File No. 201011300075, records of Skagit County, Washington.)

Situate in the County of Skagit, State of Washington.



**EXHIBIT "B"**  
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument;  
Recorded: October 1, 1959  
Auditor's No.: 586119, records of Skagit County, Washington  
In favor of: Puget Sound Power & Light Company  
For: Underground electric system, together with necessary appurtenances
2. Easement, including the terms and conditions thereof, disclosed by instrument(s);  
Recorded: October 15, 1992  
Auditor's No(s): 9210150075, records of Skagit County, Washington  
From: Thomas P. von Bahr, a single man  
To: Skagitonians to Preserve Farmlands, a Washington non-profit corporation  
  
For: Protection of property
3. Easement is favor of Skagit Valley Lumber Company for water mains and power lines as disclosed by instrument recorded October 13, 1955, under Auditor's File No. 526274, records of Skagit County, Washington.
4. Road Maintenance Agreement and Declaration of Easement set forth in instrument;  
Recorded: September 14, 2004  
Auditor's File No.: 200409140195, records of Skagit County, Washington
5. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: January 8, 1959  
Auditor's No(s): 581440, records of Skagit County, Washington  
In favor of: Puget Sound Power & Light Company  
For: Electric transmission and/or distribution line, together with necessary appurtenances  
Affects: As surveyed, staked and agreed upon by both parties
6. Easement, including the terms and conditions thereof, reserved by instrument(s);  
Recorded: December 11, 2001  
Auditor's No(s): 200112110064, records of Skagit County, Washington  
In favor of: Skagit County  
For: An easement in gross is hereby reserved within the vacated right-of-way for all existing and future utilities, including extensions and improvements thereto, and recognition of any franchises of records  
  
Said instrument is a re-recording of instrument (s);  
Recorded: November 20, 2001  
Auditor's File No(s): 200112070026, records of Skagit County, Washington
7. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
8. Covenants, conditions and restrictions but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document  
  
Recording Date: December 20, 2006  
Recording No.: 200612200095  
As follows: The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary line adjustment is not for the purpose of creating an additional building lot.
9. Easement, including the terms and conditions thereof, disclosed by instrument(s);  
Recorded: August 1, 1946



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Skagit County Auditor

**EXHIBIT "B"**  
**Exceptions**

- Auditor's No(s): 394566, et al, records of Skagit County, Washington  
In favor of: Public Utility District No. 1 of Skagit County, Washington  
For: Water pipeline(s) and appurtenances and rights-of-way therefore  
Affects: Locations are undisclosed
10. Covenants, conditions, and restrictions contained in instrument(s), but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;  
Recorded: April 29, 1993  
Auditor's No(s): 9304290030, records of Skagit County, Washington  
Executed By: Michael Gerrit Weynands et al  
As Follows: The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary line adjustment is not for the purpose of creating an additional building lot.
11. Exceptions and reservations contained in Deed whereby the Grantor excepts and reserves all oils, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working mines, etc., provided that no rights shall be exercised until provision has been made for full payment of all damages sustained by reason of such entry;  
Together With the right, upon paying reasonable compensation, to acquire rights of way for transporting and moving products from other lands, contained in Deed  
From: The State of Washington  
Auditor's No.: 691928, records of Skagit County, Washington  
Affects: Shorelands
13. Terms, conditions, and restrictions of that instrument entitled Protected Critical Area Site Plan;  
Recorded: February 13, 2007  
Auditor's No(s): 200702130073, records of Skagit County, Washington
14. Public and private easement, if any, over vacated portion of said premises.
15. Lot of Record Certification:  
Recording Date: March 14, 2011  
Recording No.: 201103140037
16. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Record of survey for Boundary Line Adjustment:  
  
Recording No: 201011300075
17. Covenants, conditions, and restrictions contained in instrument(s), but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;  
Recorded: March 1, 2011  
Auditor's No(s): 201103010036, records of Skagit County, Washington  
As Follows: This boundary line adjustment is not for the purpose of creating an additional building lot.



**EXHIBIT "B"**  
Exceptions

18. City, county or local improvement district assessments, if any.

**Skagit County Right to Farm Ordinance**

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



201107120074  
Skagit County Auditor