

When recorded return to:  
David D. Beck and Valinda I. Beck  
3506 Oakes View Lane  
Anacortes, WA 98221



201201090186  
Skagit County Auditor

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Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620014435

CHICAGO TITLE  
620014435

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) MLEEK, LLC a Washington limited liability company  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to David D. Beck and Valinda I. Beck, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:

The West Half of Lot 3, all of Lots 4 and 5, Block 1002 of the PLAT OF NORTHERN PACIFIC  
ADDITION TO ANACORTES, as recorded in Volume 2 of Plats, page 9, records of Skagit County,  
Washington.

Also known as Tract B of Survey, recorded in Volume 16 of Surveys, pages 4, 5, and 6, under  
Auditor's File No. 9406230072, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Parcel Number(s): P109009, 3809-002-005-0100

Subject to: Covenants, conditions, restrictions and easements of record:  
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: December 16, 2011

MLEEK, LLC

BY

  
Michael L. Kooy, Managing Member

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2012 HB  
JAN 09 2012

Amount Paid \$ 7296.05

Skagit County Treasurer  
Deputy  
Mb

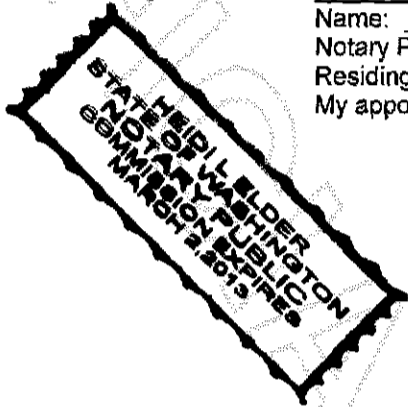
STATUTORY WARRANTY DEED  
(continued)

State of Washington  
Counley of Wnabcom

I certify that I know or have satisfactory evidence that Michael A. Koop  
is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they)  
signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and  
acknowledged it as the Managing Member of MLEEK, LLC to be the free and voluntary act of such  
party for the uses and purposes mentioned in the instrument.

Dated: January 9 2012

Heidi A. Elder  
Name: HEIDI ELDER  
Notary Public in and for the State of Washington  
Residing at: Ellensburg  
My appointment expires: 3-2-13



**EXHIBIT "A"**  
Exceptions

1. Covenants, conditions, and restrictions contained in declaration(s) of restriction, 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: November 24, 1954  
Auditor's No(s): 509693, records of Skagit County, Washington  
Executed By: Park Estates Development Company, a limited partnership, by Great Western Investment Company, Inc., General Partner by Albert Bach, President
2. Easement, including the terms and conditions thereof, created by instrument(s);  
Recorded: August 14, 2001  
Auditor's No(s): 200108140077, records of Skagit County, Washington  
In favor of: Homestead NW Dev. Co.  
For: Utilities
3. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: September 12, 1994  
Auditor's No(s): 9409120087, records of Skagit County, Washington  
In favor of: Puget Sound Power & Light Company, a Washington corporation  
For: An underground electric transmission and/or distribution system
4. Record of Survey  
  
Recording Date: June 23, 1994  
Recording No.: 9406230072
5. Assessments, if any, levied by City of Anacortes.
6. 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.

