

When recorded return to:

JEFFREY W. RANDELL  
7341 THOMAS ROAD  
BOW, WA 98232



201208240179  
Skagit County Auditor

8/24/2012 Page 1 of 3 12:12PM

Filed for Record at Request of  
WHATCOM LAND TITLE CO., INC.  
Escrow Number: W-111239

LAND TITLE OF SKAGIT COUNTY

142801-0

### Statutory Warranty Deed

Grantor: THE ROBERT AND DEBORAH LUNDY LIVING TRUST, DATED SEPTEMBER 20, 1996  
Grantee: JEFFREY W. RANDELL and JENNIFER L. RANDELL

THE GRANTOR ROBERT L. LUNDY AND D.B. LUNDY, AS TRUSTEES OF THE ROBERT AND DEBORAH LUNDY LIVING TRUST, DATED SEPTEMBER 20, 1996 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JEFFREY W. RANDELL and JENNIFER L. RANDELL, husband and wife the following described real estate, situated in the County of WHATCOM, State of Washington

Abbreviated Legal:  
PTNSW ¼ NE ¼, 10-35-3 E W.M.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 350310-1-007-0005 PID P34010

SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD MORE FULLY DESCRIBED IN EXHIBIT 'B' ATTACHED HERETO BY THIS REFERENCE MADE A PART HEREOF.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20122610  
AUG 24 2012

Amount Paid \$ 7116.10  
By *MG* Skagit Co. Treasurer Deputy

Dated July 10, 2012

THE ROBERT AND DEBORAH LUNDY LIVING  
TRUST DATED SEPTEMBER 20, 1996

By: ROBERT L. LUNDY, Trustee

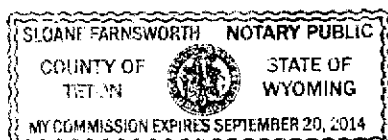
By: D. B. LUNDY, Trustee

STATE OF WYOMING }  
COUNTY OF Teton } SS:

I certify that I know or have satisfactory evidence that ROBERT L. LUNDY and D.B. LUNDY are the persons who appeared before me and said person acknowledges that THEY signed this instrument on oath stated that THEY are authorized to execute the instrument and acknowledge that as the TRUSTEES of THE ROBERT AND DEBORAH LUNDY LIVING TRUST, DATED SEPTEMBER 20, 1996 to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 7-12-12

*Sloane Farnsworth*  
Notary Public in and for the State of WYOMING  
Residing at Teton County  
My appointment expires: sep 20 2014



## EXHIBIT A

### DESCRIPTION:

That portion of the Southwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 10, Township 35 North, Range 3 East, W.M., lying East of Thomas Road, currently 40 feet in width, being described more particularly as follows:

Beginning at the intersection with the East line of Thomas Road and the South line of the Southwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section 10;  
thence South  $89^{\circ}21'45''$  East along the South line of said subdivision for 536.93 feet;  
thence North  $0^{\circ}07'47''$  West parallel with the West line of said subdivision for 554.51 feet to the true point of beginning of this property description;  
thence continuing North  $0^{\circ}07'47''$  West parallel with the West line of said subdivision for 350.99 feet, more or less, to the South line of the North 429 feet of the Southwest  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of said Section 10;  
thence North  $89^{\circ}30'46''$  West along the South line of said North 429 feet for 536.91 feet, more or less, to the East line of Thomas Road;  
thence South  $0^{\circ}07'47''$  East along the East line of said road for 350.99 feet;  
thence South  $89^{\circ}30'46''$  East a distance of 536.91 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

*[Handwritten signature]*



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LPB 10-05(i-l)

## EXHIBIT B

The lands described herein have been classified as farm and agricultural as disclosed by notice recorded January 11, 1972 and February 26, 1980, under Auditor's File Nos. 762812 and 8002260025, respectively, and are subject to the provisions of RCW 84.34 which include the requirement of a continuation of restricted use in order to continue the present assessment rate. A change in use can cause an increased assessment rate for present and past years. Any sale or transfer of all or a portion of said property requires execution of a notice of compliance form attached to the excise tax affidavit.

### NOTICE OF CONTINUANCES:

Recorded: February 10, 2005 and April 4, 2006  
Auditor's Nos.: 200502100062 and 200604040097

NOTE: Any sale or transfer of all or a portion of said property requires execution of a Notice of Compliance form by the new owner and submission and approval by the Skagit County Assessor is required before recording. The Assessor may take up to 15 calendar days to approve, deny or withdraw.

Unrecorded leaseholds, if any; rights of vendors and holders of security interests on personal property installed upon said property, and rights of tenants to remove trade fixtures at the expiration of the term.

### Schedule "B-1"

#### EXCEPTIONS:

##### A. COVENANTS, CONDITIONS, AND RESTRICTIONS CONTAINED IN INSTRUMENT:

Recorded: April 20, 2006  
Auditor's File No.: 200604200079  
As follows:

"The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary adjustment is not for the purposes of creating an additional building lot."

##### B. NOTICE REGARDING BYLAWS AND SERVICE AREA AND THE TERMS AND CONDITIONS THEREOF:

Between: Blanchard-Edison Water Association  
And: The Public  
Dated: November 13, 2009  
Recorded: November 16, 2009  
Auditor's No.: 200911160063



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