

When recorded return to:
Curtis W. Bruns and Charmaine L. Bruns
30081 State Route 20
Sedro-Woolley, WA 98284

Recorded at the request of:
Guardian Northwest Title
File Number: 109854



Skagit County Auditor \$74.00
11/17/2015 Page 1 of 2 1:38PM

Statutory Warranty Deed

THE GRANTORS Larry D. Davis, as his separate property, and Teresa S. Davis, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Curtis W. Bruns and Charmaine L. Bruns, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Section 7, Township 35 North, Range 6 East; Ptn. Gov't Lot 4 and Section 18, Township 35 North, Range 6 East; Ptn. Gov't Lot 1

Tax Parcel Number(s): P40791, 350607-0-007-0009, P41565, 350618-0-004-0009, P40792, 350607-0-007-0108

The West 475.25 feet of Government Lot 4, in Section 7, and the West 475.25 feet of that portion of Government Lot 1, in Section 18, lying Northerly of State Highway condemned in Skagit County Superior Court Cause No. 25060, all in Township 35 North, Range 6 East; W.M.

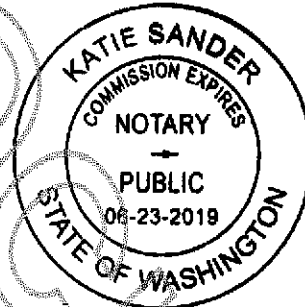
This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 11-10-15

Teresa Davis

Larry Davis

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20154683
NOV 17 2015



STATE OF Washington
COUNTY OF Skagit

Amount Paid \$ 4063.40
By Skagit Co. Treasurer
M. S. Deputy

I certify that I know or have satisfactory evidence that Teresa Davis and Larry Davis, 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: 11-10-15

Printed Name: Katie Sander
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 11-07-2019 6-23-19

Exhibit A

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company
Recorded: June 15, 1925
Auditor's No. 184881, Volume 137 of Deeds, page 97
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines and related facilities.
Area Affected: The centerline of each of said transmission lines shall be parallel with and not more than 25 feet distant on each side from a principal centerline described as follows:

Beginning at a point on the West line of Section 18, Township 35 North, Range 6 East, W.M., which point is 283.93 feet, more or less, South of the Northwest corner of said Section; thence running North 74°05'30" East, a distance of 1412.72 feet to a point on the North line of said Section, which point is 1370.88 feet, more or less, East of the Northwest corner of said Section.

Said Easement includes prohibitions against blasting within 300 feet.