

AFTER RECORDING MAIL TO:

Alpine Investments
4040 Mt. Baker Hwy.
Everson, WA 98247



200412070010
Skagit County Auditor

12/7/2004 Page 1 of 2 8:43AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 114380-PE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): William E. Luker and Georgia A. Williamson-Luker

Grantee(s): Alpine Investments, L.L.C.

Abbreviated Legal: S 1/2 of SW 1/4 of NE 1/4, 10-35-4 E W.M.

Assessor's Tax Parcel Number(s): 350410-1-003-0107, P36115, 350410-1-003-0206, P36116, 350410-1-003-0305, P36117

THE GRANTOR WILLIAM E. LUKER and GEORGIA A. WILLIAMSON-LUKER, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Alpine Investments, L.L.C., a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

PARCEL "A":

The South 1/2 of the Southwest 1/4 of the Northeast 1/4 of Section 10, Township 35 North, Range 4 East, W.M.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

An easement for ingress, egress, access, road and utility purposes as set forth in declaration of easement recorded October 24, 1960, under Auditor's File No. 600143.

Situate in the County of Skagit, State of Washington.

Subject to easements, restrictions and other exceptions as attached on Schedule B-1 and made a part hereof.

Dated November 23, 2004

William E. Luker

Georgia A. Williamson-Luker

STATE OF Texas
COUNTY OF Brewer } SS:

I certify that I know or have satisfactory evidence that William E. Luker and Georgia A. Williamson-Luker

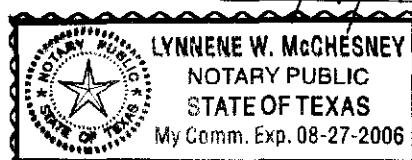
Luker is the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 11/29/04

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

#6537
DEC 07 2004
5090.80
Amount Paid
By Skagit Co. Treasurer
Deputy

Notary Public in and for the State of Texas
Residing at 5422 Park Lake, San Antonio, Tx 78244
My appointment expires: 8/27/06



EXCEPTIONS:

A. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Disclosed By: Declaration of Easement recorded October 24, 1960, under Auditor's File No. 600143
Purpose: Ingress, egress, access, road and utilities
Area Affected: East 30 feet

B. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee: Pope & Talbot, Inc., a corporation
Purpose: For road purposes
Area Affected: Easterly thirty (30) feet and Southerly Thirty (30) feet
Dated: September 15, 1941
Recorded: November 1, 1941
Auditor's No.: 346022

C. TERMS AND CONDITIONS OF WAIVER AND COVENANT NOT TO SUE SKAGIT COUNTY AND ADJACENT TO NATURAL RESOURCE LAND PROPERTY OWNERS:

Recorded: August 23, 1999
Auditor's No.: 199908230107

D. TITLE NOTIFICATION, AND THE TERMS AND CONDITIONS THEREOF

Between: Skagit County
And: Frank Sebens
Recorded: August 23, 1999
Auditor's File No.: 199908230108
Regarding:

This parcel lies in or within 300 feet of land designated as resource lands by Skagit County. A variety of natural resource land activities occur in the area that may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals including herbicides, pesticides, and fertilizers, or from spraying, pruning, harvesting or extraction which occasionally generates dust, smoke, noise, and odor. Skagit County has established resource uses as priority uses on designated natural resource lands. Residents of such property should be prepared to accept such inconveniences or discomfort from normal, necessary natural resource lands operations when performed in compliance with best management practices and local, state and federal law. Resource lands include Rural Resource – NRL, Agriculture – NRL, Industrial Forest – NRL and Secondary Forest – NRL and Mineral Resource Overlay.

E. WELL PROTECTION RESTRICTIVE COVENANT:

Grantee: William E. Luker and Georgia A. Williamson
Recorded: November 20, 2002
Auditor's No.: 200211200118



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