

AFTER RECORDING MAIL TO:

Frank S. Roeth
P.O. Box 1793
Soquel, CA 95073-1793



200507010133
Skagit County Auditor

7/1/2005 Page 1 of 2 2:11PM

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: A85046

Statutory Warranty Deed

FIRST AMERICAN TITLE CO.
A85046-1

Grantor(s): R.K.L. Construction, LLC
Grantee(s): Frank S. Roeth
Lots 19, 20 & Ptn. 18, Block 1114, "NORTHERN PACIFIC ADDITION" (aka Tract 12, Survey 200406290201)
Assessor's Tax Parcel Number(s): 3809-114-020-0000, P121780

THE GRANTOR R.K.L. Construction, LLC, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to Frank S. Roeth, a married man as his separate estate the following described real estate, situated in the County of Skagit, State of Washington.

Lots 19, 20 and the Westerly 10 feet of Lot 18, Block 1114, "NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES", according to the plat thereof recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington.

(Also known as Tract 12 of Survey recorded June 29, 2004, under Auditor's File No. 200406290201, records of Skagit County, Washington)

SUBJECT TO the Easements, Restrictions and other Exceptions set forth in Exhibit "A" attached hereto.

Dated **June 28, 2005**

3483
R.K.L. Construction, LLC SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

By Robert K. Lehr, Member

JUL 01 2005

By: Patricia Lehr, Member

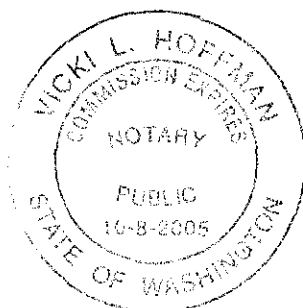
Amount Paid \$ 6146.00
Skagit Co. Treasurer
By hp Deputy

State of Washington }
County of SKAGIT } SS:

I certify that I know or have satisfactory evidence Robert K. Lehr and Patricia Lehr the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated he/she/they are authorized to execute the instrument and are Members of R.K.L. Construction, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Date: 6/29/05

Vicki L. Hoffman



Notary Public in and for the State of Washington

Residing at ANACORTES

My appointment expires: 10-8-05

EXCEPTIONS:

A. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Rock Ridge, L.L.C.
And: Edward Hawkings
Recorded: April 25, 1997
Auditor's No.: 9704250157
Regarding: Development Agreement

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc.
Recorded: August 4, 2003
Auditor's No.: 200308040105
Purpose: Underground electric system, together with necessary appurtenances



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