

When recorded return to:

Romeo Nastor Ubungen

Po Box 1942

Mt Vernon WA 98273

Recorded at the request of:

File Number: 101383



201102020027

Skagit County Auditor

2/2/2011 Page

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2 10:42AM

Statutory Warranty Deed

101383

GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Mildred L. Gray, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Romeo Nastor Ubungen, a single individual** the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Ptn. Lot 2, "MONTE VISTA TERRACE ADDITION TO SKAGIT COUNTY, WASHINGTON" (aka Tract 1, Short Plat No. MV-1-76)

Tax Parcel Number(s): **P67475, 3956-000-002-0006**

Tract 1 of Short Plat No. MV-1-76, approved January 23, 1976, and recorded February 9, 1976 under Auditor's File No. 829856, being a portion of Lot 2, of "MONTE VISTA TERRACE ADDITION TO SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 8 of Plats, pages 20 and 21, records of Skagit County, EXCEPT mineral rights as reserved in Deed recorded September 25, 1900 in Volume 41 of Deeds, page 291.

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 per Exhibit "A" attached hereto

Dated 2-1-11

Mildred L Gray by Renee L Hendryx POA
Mildred L. Gray

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

313

FEB 02 2011

Amount Paid \$ 3565.00
Skagit Co. Treasurer
By mem Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Renee L. Hendryx is the person who appeared before me, and said person acknowledged that She signed this instrument and acknowledged it as the Attorney-in-fact of Mildred L. Gray, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 2-1-11

Katie Hickok

Katie Hickok

Notary Public in and for the State of Washington

Residing at Mt Vernon, Washington

My appointment expires: 01/07/2015

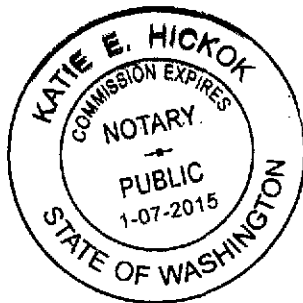


Exhibit A

Form No. 1068-2
ALTA Plain Language Commitment

Commitment No.: 101383
5 of 9

SCHEDULE "B-1"

EXCEPTIONS:

A. Mineral rights as reserved to W. M. Lindsey and Emma J. Lindsey, husband and wife, said mineral rights are now vested in Skagit County.

B. RESTRICTIONS IMPOSED BY AN INSTRUMENT:

Dated: August 24, 1961
Recorded: August 25, 1961
Auditor's No: 611564, Vol. 318 of Deeds, page 318

C. COVENANTS, CONDITIONS AND RESTRICTION CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: June 23, 1977
Recorded: July 6, 1977
Auditor's No: 859940
Executed by: Property owners of Monte Vista Terrace Addition

D. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES:

For: Transmission line
In Favor Of: Puget Sound Power & Light Co.
Recorded: May 5, 1964
Auditor's No.: 650101
Affects: A strip of land the exact width and location of which is not disclosed on the record, being described as staked and as constructed

E. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SURVEY:

Name: MV-1-76
Recorded: February 9, 1976
Auditor's No.: 829856

