



Filed for Record at Request of  
**FIRST AMERICAN TITLE**  
 FOURTH & BIANCHARD BLDG.  
 SEATTLE, WA 98101  
**First American Title**  
**INSURANCE COMPANY**

This Space Reserved For Recorder's Use:  
 11/11-12/11 4:55:37 PM KING COUNTY RECORDER  
 11/11-12/11 4:55:37 PM KING COUNTY RECORDER

Filed for Record at Request of  
 First American Title

AFTER RECORDING MAIL TO:

Name ANTER RECORDING MAIL  
VLADAMIR RADOJEVIC

Address 5252 FOREST AVE.

City, State, Zip MERCER ISLAND, WA 98040  
 18789KR/271283-2  
 KLR

E1354792 01/24/1994 4:05:00 225000.00

**Statutory Warranty Deed**

THE GRANTOR ALLISON K. JOHLER, WHO ACQUIRED TITLE AS ALLISON K. DUTHWELLER, AS HER SEPARATE ESTATE

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to VLADIMIR RADOJEVIC AND ALEXANDRA RADOJEVIC, HUSBAND AND WIFE

the following described real estate, situated in the County of KING, State of Washington: SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

SUBJECT TO: SEE ATTACHED EXHIBIT "B" WHICH BY THIS REFERENCE IS MADE A PART THEREOF

9401241711  
 271283-2  
 1411730-0870  
 1ST AM-S

Dated this 18 day of January, 1994

By Allison K. Jöhler By  
 ALLISON K. JOHLER

By \_\_\_\_\_ By \_\_\_\_\_

STATE OF WASHINGTON }  
 COUNTY OF KING } ss

I certify that I know or have satisfactory evidence that ALLISON K. JOHLER is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 1-19-94



Wally S. P. ...  
 Notary Public in and for the State of WASHINGTON  
 Residing at WOODINVILLE  
 My appointment expires: 5-15-94

THE LAND REFERRED TO IN THIS COMMITMENT IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF KING AND IS DESCRIBED AS FOLLOWS:

PARCEL A:

LOT 18, CARR'S LAKE SIDE ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 31 OF PLATS, PAGE 19, RECORDS OF KING COUNTY, WASHINGTON; EXCEPT THAT PORTION LYING NORTH OF LINE DRAWN PARALLEL WITH AND 50 FEET SOUTH OF WHEN MEASURED AT RIGHT ANGLES TO THE SOUTH LINE OF LOT 14 OF SAID PLAT.

PARCEL B:

AN EASEMENT FOR INGRESS AND EGRESS OVER THAT PORTION OF THE NORTH 50 FEET OF SAID LOT 18 LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE INTERSECTION OF A LINE DRAWN PARALLEL WITH AND 50 FEET SOUTH OF WHEN MEASURED AT RIGHT ANGLES TO THE NORTH LINE OF SAID LOT 18 WITH THE EAST LINE OF SAID LOT 18;  
THENCE NORTH 88°20'51" WEST ALONG SAID PARALLEL LINE 57.64 FEET TO A ONE-INCH IRON PIPE SURVEY MONUMENT SET BY JONES, BASSI AND ASSOC., ENGINEERS AND SURVEYORS, ON JULY 26, 1968, SAID PIPE BEING THE TRUE POINT OF BEGINNING;  
THENCE NORTH 15°34'47" WEST 20.84 FEET TO A ONE-INCH IRON PIPE SURVEY MONUMENT SET BY SAID SURVEYORS ON JULY 26, 1968;  
THENCE CONTINUING NORTH 15°34'47" WEST TO AN INTERSECTION WITH THE SOUTHEASTERLY LINE OF FOREST AVENUE, SAID INTERSECTION BEING THE TERMINUS OF SAID LINE.

SITUATE IN THE COUNTY OF KING, STATE OF WASHINGTON.

9401241711

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AR

32x1

COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS AND/OR EXCEPTIONS  
CONTAINED IN INSTRUMENT:

FROM: JOHN T. DUNNEY AND GRACE A. DUNNEY, HIS WIFE  
RECORDED: DECEMBER 7, 1942  
RECORDING NO.: 3281155  
A COPY OF WHICH IS HERETO ATTACHED.

EASEMENT AND CONDITIONS CONTAINED IN DOCUMENT:

RECORDED: AUGUST 31, 1964  
RECORDING NO.: 5780393  
FOR: SEWER LINE  
AFFECTS: 10 FEET IN WIDTH OVER THE NORTH 10 FEET OF SAID PREMISES

EASEMENT AND CONDITIONS CONTAINED IN DOCUMENT:

RECORDED: SEPTEMBER 3, 1968  
RECORDING NO.: 6400425  
FOR: UTILITIES  
AFFECTS: PARCEL B

EASEMENT DEDICATED IN SAID PLAT FOR THE RIGHT TO MAKE SLOPES FOR CUTS  
OR FILLS ALONG THE PLATTED STREET MARGIN(S) OF SAID PREMISES.

9401241711

25 x

32 x