

E. Morton, to me known to be the individual described in and who executed the within instrument, and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

Witness my hand and official seal the day and year in this certificate first above written.

(A. C. N. Notarial Seal)
(Com Ex. Jan. 9, 1932)

A. C. Newell,
Notary Public in and for the State of
Washington, residing at Seattle.

Filed for record at request of G. Ward Kemp, July 2, 1930, at 58 min past 1 P.M.

5259

Edwin F. James, et ux,
to
Newton I. Moore,

Warranty Deed

STATUTORY WARRANTY DEED

THE GRANTORS, Edwin F. James and Vera M. James, his wife, for and in consideration of Ten(\$10.00) Dollars, in hand paid, convey and warrant to Newton I. Moore, the following described real estate, situated in the County of King, State of Washington:

Lots twenty (20) and twenty one (21) in Brentwood Beach, according to the plat recorded in Volume 30 of Plats, Page 32, in the records of King County, Washington.

The lot described in this deed shall be used only for private residence purposes. No building or structure other than one single family detached dwelling house with garage appurtenant thereto of architecture in harmony (said garage not to exceed two car capacity and shall be used for garage purposes only) shall be constructed, maintained or permitted, on any building site; a building site is defined as at least one lot as now platted. No dwelling house shall be erected, placed, or maintained upon said lot which shall cost or be of the value of less than \$1000.00 and shall be set back 20 feet from East 172nd Street. No person other than one of the white race shall be permitted to occupy any portion of any lot in this plat, or any building at any time thereon, except a domestic servant actually employed by a white occupant of such a building. No old buildings shall be moved onto said lot. No open sewage will be permitted. These restrictions shall expire May 1, 1937. The foregoing covenants run with the land and are binding on said purchasers, their heirs, executors, administrators and assigns.

Dated this 2nd day of July, A. D. 1930.

Edwin F. James (Seal)
Vera M. James (Seal)

State of Washington,)ss.
County of King.

On this 2nd day of July A. D. 1930, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Edwin F. James and Vera M. James, his wife, to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged to me that they signed and sealed the said instrument as their free and voluntary act and deed for the uses and purposes therein mentioned,

Witness my hand and official seal hereto affixed the day and year in this certificate above written.

(G. E. Notarial Seal)
(Com Ex. Aug. 3, 1931)

Granville Edmonds,
Notary Public in and for the State of
Washington, residing at Seattle.

Filed for record at request of Newton I. Moore, July 2, 1930, at 50 min past 2 P.M.

HB

George A. Grant, County Auditor.

BRENTWOOD BEACH.

F.H. Whitworth, Jr. Engr.

DESCRIPTION.

This plot of BRENTWOOD BEACH is a replat of Lot one (1) Block one (1) Lake Forest Waterfront Addition, King County, Wash., according to plat thereof recorded in volume 22 of plats, page 39, records of said county, and such portion of Lots two (2) and three (3), Block one (1) of said Lake Forest Waterfront Addition, King County, Wash., as is upland together with Shore Lines of the second class in front thereof, and lying between said lines of said lots extended. Also a parcel of land described as follows: Portion of government lot two (2), section ten (10), township twenty-six (26) north, range four (4) east, W.M. and Shore lines in front thereof, more particularly described as follows: Beginning at the concrete monument at the easterly corner of said lot (1) Block (1) thence along the southerly line of said lot (1) and the same produced westerly north 88° 26' 48" west 632.75 feet to the southeasterly marginal line of the Northern Pacific Railway right of way; thence southeasterly along said marginal line of said right of way 3604 feet to an intersection with the south boundary line of said government lot two (2); thence south 81° 21' 48" east 669.50 feet, according to survey of F.H. Whitworth, Jr., Engineer, (and being along the north line of Sheridan Beach south 88° 51' 13" east 688.34 feet, according to survey of Puget Mill Company) to an angle point situated in the deed recorded in volume 200 of deeds, page 350, under Auditor's file No. 782973, records of said county, also in the agreement under Auditor's file No. 144212, records of said County; thence south 41° 01' east (conforming with the bearing south 50° 24' 25" east, shown on Sheridan Beach plat, volume 30 of plats, page 5) to the inner harbor line, as located and established by map of Lake Washington Shore Lands; thence northerly along said inner harbor line to a point on a line which bears south 50° 00' east from place of beginning, thence north 88° 00' west to the place of beginning.

CERTIFICATE

I hereby certify that this plot of BRENTWOOD BEACH is based upon an actual survey and subdivision of Section 10, Township 26 N, Range 4 East W.M. and a survey of Lots 2 and 3, Block 1, Lake Forest Waterfront Addition, King County, Wash., that the distances and bearings shown thereon are correct, that monuments have been set and lot corners staked upon the ground.

DEDICATION.

KNOW ALL MEN BY THESE PRESENTS that we, Edwin F. James and Vera M. James, his wife, owners in fee simple of the land hereby platted, and SURETY FINANCE COMPANY, a corporation organized and existing under the laws of the State of Washington, mortgagee of the land hereby platted, hereby declare this plot and dedicate to the use of the public forever all streets and drives shown hereon, and the use thereof for any and all public purposes not inconsistent with the use thereof for public highway purposes, also the right to make all necessary slopes for cuts or fills upon the lots shown upon this plot in the reasonable, original grading of all the streets and drives shown hereon.

In WITNESS WHEREOF we, the said Edwin F. James and Vera M. James, have hereunto set our hands and seals, and the said corporation has caused these presents to be signed by its President and Secretary and sealed with its corporate seal, this 31st day of March, A.D. 1927.

Edwin F. James
Vera M. James
SURETY FINANCE COMPANY.
By W. L. Grill
Its President.
Attest: S. N. Colliver,
Its Secretary.

Examined and approved this 5th day of April, A.D. 1927,
by Thomas H. Chubb,
Deputy
Don. H. Evans
County Engineer

ACKNOWLEDGMENT.

This is to certify that on this 31 day of March, A.D. 1927, before me the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Edwin F. James and Vera M. James, his wife, to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned, and there also personally appeared W. L. Grill and S. N. Colliver, President and Secretary, respectively, of SURETY FINANCE COMPANY, to me known to be the Corporation named in the foregoing instrument, and acknowledged that they and each of them were authorized by said Corporation and did execute said instrument as said officers of said corporation and for its free and voluntary act and deed of said SURETY FINANCE COMPANY for the uses and purposes therein mentioned, and he, the said S. N. Colliver, Secretary of said SURETY FINANCE COMPANY, then and there acknowledged to me that, as the legal Custodian thereof, he affixed the corporate seal of said Corporation.

In WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

E. W. Parks
Notary Public in and for the State
of Washington, residing at Seattle.



Examined and approved this 5 day of April, A.D. 1927.

Frank H. Paul
Chairman of Board of County
Commissioners.

Attest
George A. Grant
Clerk of Board
by C. F. Clegg
Deputy.



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Filed for record at the request of
County Engr. April 5th A.D. 1927, at
10 min. past 4 P.M. and recorded
in volume 30 of Plats, page 32,
records of King County, Wash-
ton.

by
Deputy
THOMAS H. CHUBB
Deputy

by
Deputy
County Auditor.

