



200208300133

Skagit County Auditor

8/30/2002 Page 1 of 2 11:51AM

AFTER RECORDING MAIL TO:  
Connie M. Cummings  
630 N. 15th Street  
Mount Vernon, WA 98273

Filed for Record at Request of  
Land Title Company of Skagit County  
Escrow Number: P-102332-E

LAND TITLE COMPANY OF SKAGIT COUNTY

### Statutory Warranty Deed

Grantor(s): Diana R. Vinci  
Grantee(s): Connie M. Cummings  
Abbreviated Legal: Lot 18, Block 2, MOUNT VERNON HEIGHTS ADDITION, MOUNT VERNON, WASH., records of Skagit County, WA  
Additional legal(s) on page:  
Assessor's Tax Parcel Number(s): 3747-002-018-0008/P53897

THE GRANTOR DIANA R. VINCI, formerly DIANA R. HASTINGS, an unmarried woman for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to CONNIE M. CUMMINGS, a married woman the following described real estate, situated in the County of Skagit, State of Washington: Lot 18, Block 2, "MOUNT VERNON HEIGHTS ADDITION, MOUNT VERNON, WASH.", as per plat recorded in Volume 5 of Plats, page 47, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated this 27th day of August, 2002

By Diana R. Vinci  
Diana R. Vinci

By #4023  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

By \_\_\_\_\_

By AUG 30 2002

STATE OF WASHINGTON  
County of Skagit } SS:

Amount Paid \$ 2718.06  
Skagit Co. Treasurer  
By [Signature] Deputy

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

Dated: August 29th, 2002

[Signature]  
Carrie Huffer

Notary Public in and for the State of WASHINGTON  
Residing at Burlington  
My appointment expires: 12/31/2002



EXCEPTIONS:

A. Reservation of coal and all minerals in or on said property contained in deed from W. M. Lindsay, dated July 12, 1900, and recorded September 21, 1900, in Volume 41 of Deeds, page 285. Above mineral rights are now vested in Skagit County under tax deed.

B. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated: February 18, 1947  
Recorded: February 20, 1947  
Auditor's No.: 401191  
Volume 216 of Deeds, page 172

C. RESTRICTIVE COVENANTS CONTAINED IN DEEDS COVERING OTHER LOTS IN SAID ADDITION DEEMED TO BE PART OF A GENERAL PLAN FOR SAID SUB-DIVISION AND ENFORCEABLE AS TO ALL LOTS AND AGAINST ALL SUBSEQUENT OWNERS OF LOTS THEREIN, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Recorded: May 1, 1948  
Auditor's No.: 417681  
As Follows:

"No temporary building or out-building to be used for business or commercial purposes shall ever be erected or caused to be erected on said property; no dwelling costing less than \$7,500.00 shall be erected thereon nor shall any dwelling or part of such dwelling be built or constructed within less than 25 feet from the inside sidewalk line as established."

DV

LTC-SC-2



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