

When recorded return to:
Joseph Moore
923 Marshall Avenue
Sedro Woolley, WA 98284



201206190066
Skagit County Auditor

6/19/2012 Page 1 of 2 3:51PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620015838

CHICAGO TITLE
620015838

STATUTORY WARRANTY DEED

THE GRANTOR(S) Darrick W. Soren, a married man as his separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Joseph Moore, an unmarried man

the following described real estate, situated in the County of Skagit, State of Washington:

Lots 18 and 19, Block 2, CENTRAL ADDITION TO SEDRO, according to the plat thereof recorded
in Volume 1 of Plats, page 31, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P76394, 4156-002-019-0009

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Schedule B, Special Exceptions, Chicago Title Insurance Company Order 620015838; and Skagit
County Right To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: June 14, 2012

Darrick W. Soren
Darrick W. Soren

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20121777

JUN 19 2012

Amount Paid \$ 1001.80

Skagit Co. Treasurer
By [Signature] Deputy

State of Washington
County Skagit of Skagit

I certify that I know or have satisfactory evidence that

Darrick W. Soren
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: 6/15/12



Kat Kirby
Name: KAT KIRBY
Notary Public in and for the State of Washington
Residing at: Marshall Ave
My appointment expires: 9/19/15

SCHEDULE "B"

SPECIAL EXCEPTIONS

1. With respect to Paragraph F of the General Exceptions, Certificate of City of Sedro-Woolley Ordinance Number 1221-95 and 1501-5, providing for a facilities improvement charge for new connections to the city sewer system:

Recording Date: February 23, 1995 and April 4, 2005
Recording No.: 9502230028 and 200504040073

2. Assessments, if any, levied by City of Sedro-Woolley.
3. City, county or local improvement district assessments, if any.

General and special taxes and charges, payable February 15, delinquent if first half unpaid on May 1, second half delinquent if unpaid on November 1 of the tax year.

SKAGIT COUNTY RIGHT TO FARM ORDINANCE

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



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