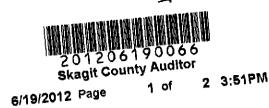
When recorded return to: Joseph Moore 923 Marshall Avenue Sedro Woolley, WA 98284



Filed for record at the request of:



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

Dated: June 14, 2012

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, convenants, 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.

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX 20121777 JUN 1 9 2012 Øarrick W. Soren Amount Paid \$ 1001- 80 Skagit Co. Treasurer By wan Deputy I certify that I know or have satisfactory evidence that 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 fer the uses and purposes mentioned in this instrument.

Dated:

Statutory Warran Market Statutory Warran Washington WA0000059.doc/Updatemacon

Name: Notary Public in and for the State of Residing at: 人はからい

My appointment expires:

## 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 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.

Statutory Warranty Deed (LPB 10-05) WA0000059.doc / Updated: 05.17.11

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\*\*\* OT END\/\_02150 620019-620015838



6/19/2012 Page

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