

When recorded return to:
Lance T. Jordan
214 Kay Avenue
Burlington, WA 98233



201207240069
Skagit County Auditor

7/24/2012 Page 1 of 2 3:31PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620015599

CHICAGO TITLE
620015599

STATUTORY WARRANTY DEED

THE GRANTOR(S) Donald L. Johnson and Karen J. Johnson, husband and wife
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Lance T. Jordan, an unmarried person

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

Lot 42, GILKEY'S ADDITION TO BURLINGTON, according to the plat thereof recorded in Volume
7 of Plats, page 29, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P72585, 4085-000-042-0000

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Schedule B, Special Exceptions, Chicago Title Company Order 620015599; and Skagit County Right
To Farm Ordinance, which is attached hereto and made a part hereof.

Dated: July 19, 2012

Donald L. Johnson

Karen J. Johnson

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012 2228

JUL 24 2012

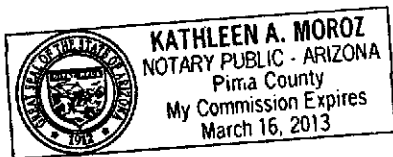
Amount Paid \$ 2942.00
Skagit Co. Treasurer
By Deputy

State of ARIZONA

County of Pima County

I certify that I know or have satisfactory evidence that
Donald L. Johnson and Karen J. Johnson
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: 20 July 2012



Name: Kathleen A. Moroz
Notary Public in and for the State of AZ
Residing at: Tucson, Pima, AZ
My appointment expires: 3-16-2013

SCHEDULE "B"
Special Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: May 18, 1927
Auditor's No(s): 203792, records of Skagit County, Washington
In favor of: Pacific Telephone and Telegraph Company
For: Right to place and maintain anchor with necessary appurtenances
Affects: Undisclosed of record

2. Restrictions contained on the face of said plat, as follows:
 - A. All buildings shall be set back not less than 25 feet from front boundary line.
 - B. All dwellings shall be of new construction and shall cost not less than \$8,000.00 at current values.
 - C. All construction shall meet F.H.A. requirements in every respect. Not more than one dwelling shall be constructed on each lot.
 - D. No commercial buildings of any type shall be built.

3. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law;
Recorded: September 30, 1955
Auditor's No(s): 525143, records of Skagit County, Washington
Executed By: Skagit Land Co., a corporation

4. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: June 27, 1930
Auditor's No(s): 234986, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances

5. Assessments, if any, levied by City of Burlington.

6. 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.

