

When recorded return to:
Carol Rhea Case Shanahan
44327 Dalles Road
Concrete, WA 98237



201207260096
Skagit County Auditor

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Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620014225

CHICAGO TITLE
620014225

STATUTORY WARRANTY DEED

THE GRANTOR(S) Joseph Clay Tenney and ^{DULCE CANDY} ~~Gandy Dulce~~ Tenney, 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 Carol R. Shanahan, a married person, dealing as her separate estate

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

The South 100 feet of Lot 21, EVERETT'S FERTILE ACRES, according to the plat thereof, recorded in Volume 7 of Plats, pages 16 and 17, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P65247, 3910-000-021-0107

Subject to: Covenants, conditions, restrictions and easements of record:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: July 20, 2012

Joseph Clay Tenney

Gandy Dulce Tenney
DULCE CANDY

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2012 2251
JUL 26 2012

Amount Paid \$ 1642.60
Skagit Co. Treasurer
By Deputy

STATUTORY WARRANTY DEED

(continued)

State of WASHINGTON

COUNTY of SKAGIT

I certify that I know or have satisfactory evidence that

JOSEPH CLAY TENNEY + DULCE CANDY TENNEY
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: July 25th 2012

MARCIE K. PALECK

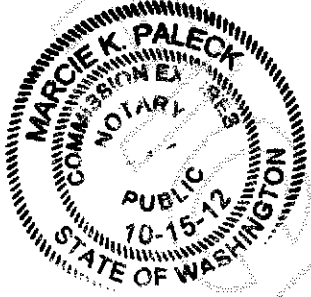
Marcie Paleck

Name: _____

Notary Public in and for the State of WASHINGTON

Residing at: MOUNT VERNON, WA

My appointment expires: OCTOBER 15 2012



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EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, and easements 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: November 10, 1969
Auditor's No(s): 732789, records of Skagit County, Washington
2. Bylaws of the River Lane Community Club recorded September 5, 2001, under Auditor's File No. 200109050048, records of Skagit County, Washington, a copy of which is hereto attached.
3. City, county or local improvement district assessments, if any.

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.