



201501070049

Skagit County Auditor

\$74.00

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When recorded return to:

LaVerne E. Krieger
4818 New Woods Place
Mount Vernon, WA 98274

STATUTORY WARRANTY DEED

107151

GUARDIAN NORTHWEST TITLE CO.

Escrow No.: 0514007

Title Order No.: 107151

THE GRANTOR(S)

Nikolay Kislyanka and Mariya Kislyanka, husband and wife

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid, conveys, and warrants to

LaVerne E. Krieger, an unmarried woman

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

Lot 6, "Plat of North Hill PUD", according to the Plat thereof recorded May 5, 2005 under Skagit County Auditor's File No. 200505050094, records of Skagit County, Washington.

"Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this short sale closing. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than \$300,000.00 (120% of short sale price) until 90 days from the date of this short sale closing. These restrictions shall run with the land and are not personal to the Grantee."

SUBJECT TO EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Tax Parcel Number(s): 4855-000-006-0000 P122806

Dated: 12/26/2014

Nikolay Kislyanka
Nikolay Kislyanka

Mariya Kislyanka
Mariya Kislyanka

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
201554
JAN 07 2015

Amount Paid \$ 4,455.⁰⁰
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF WA

COUNTY OF

I, Daryl Turner, a Notary Public of the County and State first above written, do hereby certify that Nikolay Kislyanka and Mariya Kislyanka personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 26 day of December, 2014

[Signature]
Notary Public

My Commission Expires: March 13, 2017

(SEAL)

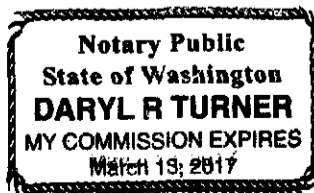


EXHIBIT "A"

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy
Dated: May 11, 2004
Recorded: May 14, 2004
Auditor's No.: 200405140159
Purpose: Underground facilities
Area Affected: A 10 foot wide strip of land, the location of which is undisclosed

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: May 5, 2005
Recorded: May 5, 2005
Auditor's No.: 200505050093
Executed By: Hansell Mitzel Homes LLC

C. MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: North Hill PLD
Recorded: May 5, 2005
Auditor's No.: 200505050094

D. EASEMENT AND PROVISIONS CONTAINED THEREIN AS CREATED OR DISCLOSED IN INSTRUMENT:

In Favor Of: Paul Hamburg and Flora Hamburg, husband and wife
Recorded: November 12, 1981
Auditor's No: 8111120001
For: Reserving from the above for storm drainage
Affects: Portion of West 1/2, Northeast 1/4, Southwest 1/4 of Section 9,
Township 34, Range 4
Affects: Lots 4 through 14



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E. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS,
CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Recorded: December 19, 2001
Auditor's No.: 200112190136
Regarding: Francis Road

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice.

F. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Pinnacle Resources Renovation, LLC
Recorded: March 27, 2009
Auditor's No. 200903270072
Purpose: Storm Water Drainage



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