

When recorded return to:

Kevin Lester
22722 Mosier Road
Sedro Woolley, WA 98284



Skagit County Auditor \$73.00
3/13/2015 Page 1 of 2 12:01PM

Filed for Record at Request of
Barlow Escrow, Inc.
Escrow Number: 15020035

CHICAGO TITLE
620023269

Statutory Warranty Deed

THE GRANTOR Sherlock Construction LLC, a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kevin Lester and Shannon Eerkes-Lester, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lot(s): 3 Skagit Co. S/P No. 90-65

Tax Parcel Number(s): P100990 and 350411-1-004-0300

Lot 3 of SKAGIT COUNTY SHORT PLAT NO. 90-65, as approved February 13, 1991, and recorded February 13, 1991, in Volume 9 of Short Plats, page 318, under Auditor's File No. 9102130034, records of Skagit County, Washington; being a portion of the North Half of the Northwest Quarter of the Northeast Quarter of Section 11, Township 35 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington.

Subject To: Attached Exhibit "A" made a part hereof by this reference

Dated March 11, 2015

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015769
MAR 13 2015

Sherlock Construction LLC

William Monte Sherlock
By: William Monte Sherlock, Managing Member

Amount Paid \$5895.09
Skagit Co. Treasurer
Deputy
By *HB*

STATE OF
COUNTY OF

Washington
Snohomish

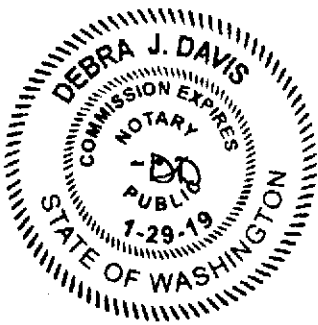
} SS:

I certify that I know or have satisfactory evidence that William Monte Sherlock is/are the person(s) who appeared before me, and said person(s) acknowledge that he signed this instrument, on oath stated his is/are authorized to execute the instrument and acknowledge that as the Managing Member of Sherlock Construction LLC to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 3-11-15

Debra J. Davis

Notary Public in and for the State of Washington
Residing at Granite Falls
My appointment expires: 1-29-2019



Escrow No.: 15020035

Exhibit "A"

Subject to:

Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those 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, as set forth on SKAGIT COUNTY SHORT PLAT NO. 90-65:

Recording No: 9102130034

Notice contained in deed

Recording Date: February 28, 2005
Recording No.: 200502260257
Regarding: Skagit County Right to Farm Ordinance

Skagit County Planning & Development Services - Lot of Record Certification, including the terms, covenants and provisions thereof;

Recording Date: August 29, 2014
Recording No.: 201408290149

As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.



UNRECORDED
ORIGINAL DOCUMENT