

POOR ORIGINAL



201507060127

Skagit County Auditor  
7/6/2015 Page

1 of 3 1:36PM \$74.00

When recorded return to:  
Cirrus D. Ervin and Charles D. Ervin  
12721 12th Street S.E.  
Lake Stevens, WA 98258

Recorded at the request of:  
Guardian Northwest Title  
File Number: 109490

Statutory Warranty Deed

109490

GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Terry J. Welborn Sr. and Donna L. Welborn, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Cirrus D. Ervin and Charles D. Ervin, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Lot 29 Wilderness Village

Tax Parcel Number(s): P78212, 4208-000-029-0009

Lot 29, "PLAT OF WILDERNESS VILLAGE, DIVISION NO. 1", as per plat recorded in Volume 10 of Plats, pages 48, 49 and 50, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 7/2/2015

Terry Welborn  
Terry Welborn

Donna Welborn  
Donna Welborn

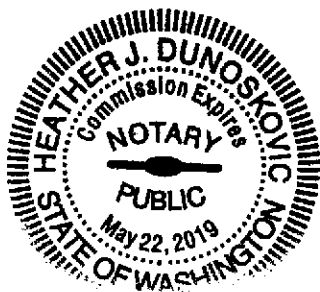
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20152571  
JUL 06 2015

STATE OF Washington  
COUNTY OF Skagit

Amount Paid \$ 290.46  
Skagit Co. Treasurer  
By man Deputy

I certify that I know or have satisfactory evidence that Terry Welborn and Donna Welborn, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 07-02-2015



Heather J. Dunoskovic  
Printed Name: Heather J. Dunoskovic  
Notary Public in and for the State of Washington  
Residing at Rogues County WA  
My appointment expires: 05-22-2019

Exhibit A

**EXCEPTIONS:**

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

Dated: July 2, 1973  
Recorded: July 20, 1973  
Auditor's No.: 788214  
Executed by: Valleys West, a limited partnership, George Theodoratus and Raymond F. Drake, Jr., General Partners

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Declaration Dated: August 30, 2004  
Recorded: September 7, 2004  
Auditor's No.: 200409070165

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Declaration Dated: May 3, 2005  
Recorded: May 5, 2005  
Auditor's No.: 200505050063

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Recorded: July 23, 2007  
Auditor's No.: 200707230123

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

Plat/Subdivision Name: Wilderness Village Div. No. 1  
Recorded: July 20, 1973  
Auditor's No.: 788213

C. LOT CERTIFICATION, INCLUDING THE TERMS AND CONDITIONS THEREOF. REFERENCE TO THE RECORD BEING MADE FOR FULL PARTICULARS. THE COMPANY MAKES NO DETERMINATION AS TO ITS AFFECTS.

Recorded: November 26, 2007  
Auditor's No.: 200711260121

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

Recorded: December 4, 2007  
Auditor's No.: 200712040099  
Regarding: Public water system wellhead protection area

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.

Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

Guardian Northwest Title and Escrow, Agent for  
*First American Title Insurance Company*