



201510210056

Skagit County Auditor \$75.00  
10/21/2015 Page 1 of 3 3:00PM

**When recorded return to:**

Jessica M. Treat  
Donald R. Treat  
117 Brittany Street  
Mount Vernon, WA 98274

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620025354

**CHICAGO TITLE**  
**620025354**

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) James R. Davenport and Julia R. Davenport, 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 Jessica M. Treat, a married woman as her separate estate and  
Donald R. Treat, a married man as his separate estate

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

Lot 38, Cedar Heights West, according to the plat thereof, recorded September 22, 2006 under  
Auditor's File No. 200609220186, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P125104/ 4904-000-038-0000

Subject to:

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

Dated: October 16, 2015

\_\_\_\_\_  
James R. Davenport  
  
\_\_\_\_\_  
Julia R. Davenport

**SKAGIT COUNTY WASHINGTON**  
**REAL ESTATE EXCISE TAX**

2015 4314  
OCT 21 2015

Amount Paid \$ 4615.20  
Skagit Co. Treasurer  
By *HB* Deputy

STATUTORY WARRANTY DEED

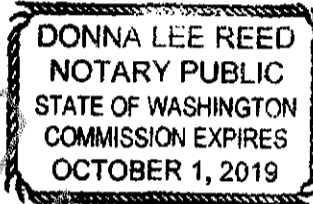
(continued)

State of WASHINGTON  
County of Skaigt

I certify that I know or have satisfactory evidence that James R. Davenport and Julia R. Davenport are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 10/19/15

Donna Lee Reed  
Name: Donna Lee Reed  
Notary Public in and for the State of Washington  
Residing at: Marysville, WA  
My appointment expires: 10/1/19



**EXHIBIT "A"**  
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: May 22, 2006  
Auditor's No(s): 200605220169, records of Skagit County, Washington  
In favor of: Puget Sound Energy, Inc.  
For: Electric transmission and/or distribution line, together with necessary appurtenances  
Affects: The exterior 10 feet of said premises adjacent to street
  
2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 Cedar Heights West.  
  
Recording No: 200609220186
  
3. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document  
  
Recording Date: October 19, 2006  
Recording No.: 200610190062
  
4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);  
Recorded: October 19, 2006  
Auditor's No(s): 200610190062, records of Skagit County, Washington  
Imposed By: Cedar Heights LLC, a Washington limited liability company
  
5. Skagit County Right to Farm Disclosure;  
  
Recording Date: August 10, 2007  
Recording No.: 200708100150
  
6. City, county or local improvement district assessments, if any.
  
7. Assessments, if any, levied by City of Mount Vernon.
  
8. Assessments, if any, levied by Cedar Heights West Homeowners Association.