



201602090076

Skagit County Auditor

\$74.00

2/9/2016 Page

1 of

2 2:04PM

After recording, return to (Name, Address, Zip):

KAREN ARNETT
4322 Taylor Way
Anacortes, WA 98221

QUITCLAIM DEED (Statutory Form) KAREN ARNETT, SURVIVING SPOUSE

Grantor(s): Jeff Bradford, deceased

Grantee(s): Karen Arnett

Abbreviated Legal Description: Lot 56, Skyline Division 10

Assessor's Property Tax Parcel or Account No. P 59966, 3826-000-056-0009

Reference No(s) of Documents Assigned or Released:

Karen Arnett, surviving spouse of
Jeff Bradford, deceased, Grantor,

for and in consideration of inheritance

conveys and quitclaims to Karen Arnett

, Grantee,

all right, title and interest in the following described real estate, situated in Skagit
County, State of Washington, together with all after acquired title of the Grantor therein:

See attached Exhibit A

Lot 56, Skyline Division No 10, according to the plat thereof,
recorded in Volume 9 of Plats pages 117 through 120, records of
Skagit County, Washington.

DATED February 6, 2016

Karen Arnett

STATE OF WASHINGTON, County of SKAGIT

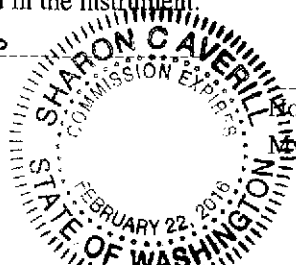
I certify that I know or have satisfactory evidence that KAREN ARNETT
is/are the individual(s) who appeared before me, and who
acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act
for the uses and purposes mentioned in the instrument.

DATED Feb 6, 2016

Sharon C. Averill

Notary Public for Washington

My appointment expires 2-22-16



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 411
FEB - 9 2016

PUBLISHER'S NOTE: If a corporate grantor, complete and attach Form No. 289, Corporate Acknowledgment.



Form No. 289 - Quitclaim Deed (Statutory Form) ES
© 2006 Washington Legal Blank, Portland, OR www.wlbfirms.com
NO PART OF ANY WASHINGTON LEGAL BLANK FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.

Amount Paid \$0
Skagit Co. Treasurer
By HTB Deputy

EXHIBIT "A"
Exceptions

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 SKYLINE NO. 10

Recording No. 753632

- 2 Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant 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 law.

Recorded: June 7, 1971

Auditor's No(s) 753631, records of Skagit County, Washington

Executed By Skyline Associates, a limited partnership, Harry Davidson, general partner

Amended by instrument(s):

Recorded: April 19, 2004; June 28, 2005; and January 6, 2006

Auditor's No(s) 200404190151, 200506280155 and 200601060083, records of Skagit County, Washington

- 3 Easement, including the terms and conditions thereof, granted by instrument(s).

Recorded July 17, 1984

Auditor's No(s) 8407170036, records of Skagit County, Washington

In favor of Puget Sound Power & Light Company

For Electric transmission and/or distribution line, together with necessary appurtenances

- 4 Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed by instrument(s).

Recorded: October 24, 1972

Auditor's No.: 775731, records of Skagit County, WA

Imposed by Skyline Beach Club, Inc.

- 5 City, county or local improvement district assessments, if any

- 6 Assessments, if any, levied by City of Anacortes.

- 7 Assessments, if any, levied by Skyline Beach Club, Inc.

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.

