



201612150045

Skagit County Auditor \$76.00
12/15/2016 Page 1 of 4 11:42AM

When recorded return to:
Scottie L. Crane
7727 Wilderness Drive
Concrete, WA 98237

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620029480

4/76

CHICAGO TITLE

620029480

STATUTORY WARRANTY DEED

THE GRANTOR(S) Giles Little, a married person as his separate property
for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration
in hand paid, conveys, and warrants to Scottie L. Crane, a single person and Bailey J. Dellinger, a
single person

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

Lot 54, PLAT OF WILDERNESS VILLAGE DIV. NO. 1, according to the plat thereof recorded in
Volume 10 of Plats, page 48, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P78239 / 4208-000-054-0015,

Subject to:

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

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

20165636
DEC 15 2016

Amount Paid \$ 3547.20
Skagit Co. Treasurer
By: *HT* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: December 8, 2016



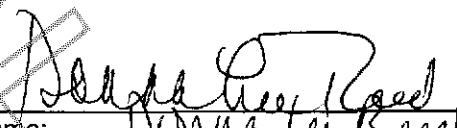
Giles Little

~~Shannon Giles~~ 

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Giles Little and ^{DLR}Shannon Giles are ^{is} the person(s) who appeared before me, and said person(s) 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 ^{DLR}_{his}

Dated: 12 / 9 / 16



Name: Donna Lee Reed
Notary Public in and for the State of Washington
Residing at: Marysville, WA
My appointment expires: 10/1/2019

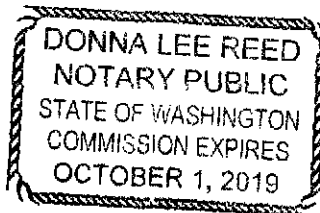


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, reserved by instrument;
Recorded: November 5, 1935
Auditor's No.: 273805, records of Skagit County, Washington
In favor of: The Sound Timber Company, an Iowa corporation
For: 30 foot road right-of-way
Affects: Government Lot 10 of Section 8, Township 35 North, Range 8 East of the
Willamette Meridian (being a portion of the underlying legal description of
said plat)

Note: Exact location and extent of easement is undisclosed of record.
2. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: November 30, 1973
Auditor's No(s).: 793933, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary
appurtenances
3. 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 PLAT OF
WILDERNESS VILLAGE DIVISION NO. 1:

Recording No: 788213
4. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction,
but omitting any covenants 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 applicable law;
Recorded: July 20, 1973
Auditor's No(s).: 788214, records of Skagit County, Washington
Executed By: Valleys West, a Limited Partnership, et al

Modification(s) of said covenants, conditions and restrictions

Recording Date: September 7, 2004, May 5, 2005 and July 23, 2007
Recording No.: 200409070165, 200505050063 and 200707230123.
5. Assessments or charges and liability to further assessments or charges, including the terms
covenants, and provisions thereof, disclosed in instrument(s);
Recorded: July 20, 1973

EXHIBIT "A"

Exceptions
(continued)

Auditor's No(s): 788214, records of Skagit County, Washington
Imposed By: Valleys West, a Limited Partnership, et al

6. City, county or local improvement district assessments, if any.
7. Assessments, if any, levied by Wilderness Village Community Association.