



201701100117

Skagit County Auditor
1/10/2017 Page

1 of

3 3:35PM

\$75.00

When recorded return to:
Kevin F. Thompson
18631 W Big Lake Boulevard
Mount Vernon, WA 98274

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

1835 Barkley Boulevard, Suite 105
Bellingham, WA 98226

Escrow No.: 245387903

CHICAGO TITLE
620029464

STATUTORY WARRANTY DEED

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

2017100

JAN 10 2017

Amount Paid \$ 7107.20
Skagit Co. Treasurer
By *MAM* Deputy

THE GRANTOR(S) John L. Howe and Annette J. Howe, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration

in hand paid, conveys, and warrants to Kevin F. Thompson and Caitlin L. Thompson, husband and wife

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

Tract 3 of Skagit County Short Plat No. 00-0262, as approved May 7, 2001, and recorded May 8, 2001, under Auditor's File No. 200105080110, records of Skagit County, Washington; being a portion of Lots 87 and 88, First Addition, Big Lake Water Front Tracts, according to the plat thereof recorded in Volume 4 of Plats, page 15, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P118057, 3863-000-088-0200

Subject to:

Exhibit "A" attached hereto and by this reference made a part hereof.

STATUTORY WARRANTY DEED
(continued)

Dated: January 6, 2017



John L. Howe



Annette J. Howe

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that John L. Howe and Annette J. Howe 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.

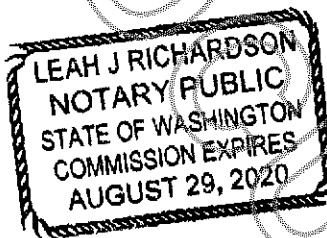
Dated: 

Name: 

Notary Public in and for the State of WA

Residing at: Bellingham

My appointment expires: 8.29.2020



**EXHIBIT "A"
EXCEPTIONS**

Order No.: 245387903

Terms, conditions, and restrictions of that instrument entitled Protected Critical Area Easement;

Recorded: May 8, 2001

Auditor's No(s): 200105080111, records of Skagit County, Washington

Agreement, including the terms and conditions thereof; entered into;

By: Dean Anderson

And Between: Owners of Lots 1 and 2

Recorded: May 8, 2001

Auditor's No. 200105080112, records of Skagit County, Washington

Providing: Road maintenance

Easement, including the terms and conditions thereof, granted by instrument(s);

Recorded: August 7, 1985

Auditor's No(s): 8508070044, records of Skagit County, Washington

In favor of: Skagit County Sewer District No. 2

For: Ingress and egress to a pump station site on said described property

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 Short Plat No 00-0262:

Recording No: 200105080110

Lot of Record Certification, including the terms, covenants and provisions thereof

Recording Date: March 21, 2006

Recording No.: 200603210149