

When recorded return to:
Arlyn Livingston and Kristine Livingston
4879 Robinwood Lane
Bow, WA 98232



Skagit County Auditor \$77.00
2/9/2018 Page 1 of 4 11:59AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033606

CHICAGO TITLE
620033606

STATUTORY WARRANTY DEED

THE GRANTOR(S) Duncan Hoke, a single person

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Arlyn Livingston and Kristine Livingston, a married couple

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

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

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

Lot(s): Ptn. 49 BURLINGTON ACREAGE

Tax Parcel Number(s): P62631 / 3867-000-049-1403,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 FEB 09 2018

Amount Paid \$26.75
Skagit Co. Treasurer
By *M* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: February 1, 2018

Duncan Hoke

Duncan Hoke

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Duncan Hoke is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: February 6, 2018

Kathryn A. Freeman

Name: Kathryn A. Freeman

Notary Public in and for the State of WA

Residing at: Snohomish CO

My appointment expires: 9-01-2018

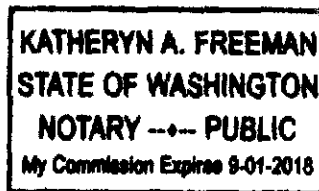


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P62631 / 3867-000-049-1403

The South 135 feet of the West Half of the West Half of Tract 49, BURLINGTON ACREAGE, according to the plat thereof recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington.

EXCEPT the West 212 feet thereof.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Agreement between the City of Burlington and Kingsgate Development Corp. including the terms, covenants and provisions thereof

Recording Date: December 19, 1978
Recording No.: 893351

2. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: January 2, 1990
Recording No.: 200901020090

3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by the City of Burlington.