

When recorded return to:
Michael T. Ice and Marietta Paulus
1035 Poite Road
Sedro Woolley, WA 98284



201804120061

Skagit County Auditor \$78.00
4/12/2018 Page 1 of 5 1:58PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033059

CHICAGO TITLE
020033059

STATUTORY WARRANTY DEED

THE GRANTOR(S) Harold S. Pittman, an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) and other valuable consideration in hand paid, conveys, and warrants to Michael T. Ice and Marietta Paulus, 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): 1 SEDRO WOOLLEY SHORT PLAT No. SW-3-92

Tax Parcel Number(s): P39751 / 350519-0-143-0001, P117232 / 350519-0-143-0100,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 1455
APR 12 2018

Amount Paid \$ 5,708.¹²
Skagit Co. Treasurer
By *mm* Deputy

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 1456
APR 12 2018

Amount Paid \$ 976.⁸⁸
Skagit Co. Treasurer
By *mm* Deputy

STATUTORY WARRANTY DEED
(continued)

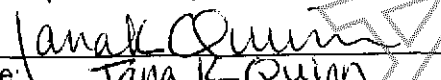
Dated: March 30, 2018


Harold S. Pittman

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Harold S. Pittman 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: April 11, 2018


Name: Jana K. Quinn
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 06/29/2019

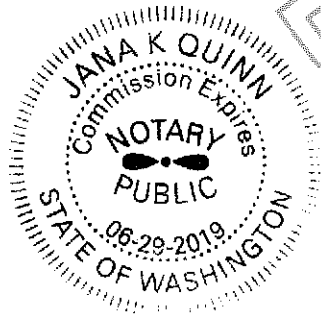


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P39751 / 350519-0-143-0001 and P117232 / 350519-0-143-0100

Tract 1, CITY OF SEDRO WOOLLEY SHORT PLAT NO. SW-3-92, approved September 14, 1992, and recorded September 16, 1992, in Volume 10 of Short Plats, page 119, under Auditor's File No. 9209160088, records of Skagit County, Washington; being a portion of Government Lot 2, Section 19, Township 35 North, Range 5 East of the Willamette Meridian.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. 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 SW-3-92:

Recording No: 9209160088

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Mae Norris et al
Purpose: Ingress, egress and utilities
Recording Date: February 21, 2003
Recording No.: 200302210200

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company
Purpose: Electric transmission and/or distribution line
Recording Date: May 5, 1993
Recording No.: 9305050071

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Bryon Ireland
Purpose: Ingress, egress and utilities
Recording Date: August 23, 1993
Recording No.: 9308230043

5. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code Section 14.38, which states:

"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated

EXHIBIT "B"

Exceptions (continued)

Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."

6. City, county or local improvement district assessments, if any.