

When recorded return to:

Ronald R. Milhomme and Cheryllynn Y. Milhomme
925 Panorama Ridge
Mount Vernon, WA 98273



201805140109

05/14/2018 01:45 PM Pages: 1 of 4 Fees: \$77.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033479

CHICAGO TITLE
620033479

STATUTORY WARRANTY DEED

THE GRANTOR(S) Steven L. Mason and Margaret J. Mason, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Ronald R. Milhomme and Cheryllynn Y. Milhomme, husband and wife

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

Lot 2B of Skagit County Short Plat No. PL05-0617, recorded June 6, 2006 under Auditor's File No. 200605100139, records of Skagit County, Washington; said lot being a portion of Lot 2, Skagit County Short Plat No. 99-0025, recorded December 14, 1999 under Auditor's File No. 199912160009, records of Skagit County, Washington; ALL located in the Southeast Quarter of Section 24, Township 34 North, Range 4 East of the Willamette Meridian;

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P124616 / 340424-1-002-0200,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20181968
MAY 14 2018

Amount Paid \$2,586.00
Skagit Co. Treasurer
By *mlm* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 11, 2018

Steven L. Mason
Steven L. Mason
Margaret J. Mason
Margaret J. Mason

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Steven L. Mason and Margaret J. Mason 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: May 11, 2018
Lourea L. Garka
Name: Lourea L. Garka
Notary Public in and for the State of wa
Residing at: Arlington
My appointment expires: 10/27/2018

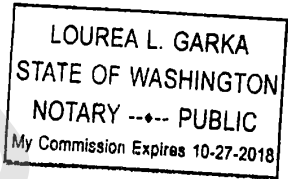


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: February 4, 1980
Auditor's No(s): 8002040045, records of Skagit County, Washington
In favor of: Owners of Tracts A - D SP#23-80; Owners of Tracts A - D SP#24-80; and Owners of Tracts 1, 2, 3 and 4 of Survey recorded in Volume 4, pages 56 - 61, Puget Sound Power and Light Co., Continental Telephone Company of the Northwest, Skagit County Public Utility District No. 1, and Big Lake Sewer District No. 1
For: Ingress, egress, drainage and construction, operation and maintenance of overhead and underground utilities, and for construction, operation and maintenance of a sanitary sewer main and appurtenances, purposes necessary and related thereto

AMENDED by instrument(s):
Recorded: August 21, 1990 and September 12, 1990
Auditor's No(s): 9008210019 and 9009120015, records of Skagit County, Washington
2. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: December 10, 1982
Auditor's No(s): 8212100052, records of Skagit County, Washington
In favor of: Present and future owners of various parcels
For: Ingress, egress, drainage and utilities
Affects: Said premises
3. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: June 28, 1990
Auditor's No(s): 9006280053, records of Skagit County, Washington
In favor of: Owners of Tracts 1, 5, 6, 7, 8 and 9 of that record of survey entitled "The Uplands"
4. 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 SKAGIT COUNTY SHORT PLAT NO. PL05-0617:

Recording No: 200605100139
5. Agreement, including the terms and conditions thereof; entered into;
By: William Christopher Conyers and Lisa Dwyn Conyers, husband and wife
And Between: Skagit County
Recorded: December 16, 1999
Auditor's No.: 199912160010, records of Skagit County, Washington
Providing: Protected Critical Area
Affects: Tracts A, B and C of said Short Plat

EXHIBIT "A"Exceptions
(continued)

6. Covenants, conditions, and restrictions contained in instrument(s), 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: May 30, 1997
Auditor's No(s): 9705300052, records of Skagit County, Washington
Executed By: Lisa Dwyn Conyers
7. Terms, conditions, and restrictions of that instrument entitled Plat Lot of Record Certification;
Recorded: September 23, 2005
Auditor's No(s): 200509230041, records of Skagit County, Washington
8. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: May 10, 2006
Auditor's No(s): 200605100138, records of Skagit County, Washington
In favor of: Skagit County
For: Protected Critical Area Easement (PCA)
9. Notice contained in deed
Recording Date: June 8, 2006
Recording No.: 200606080071
Regarding: Skagit County Right to Farm Ordinance
10. City, county or local improvement district assessments, if any.