


When recorded return to:
Karly E. Olsen
10152 Ridge Place
Sedro Woolley, WA 98284


201807090142
07/09/2018 03:47 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034618

CHICAGO TITLE CO.
620034618

STATUTORY WARRANTY DEED

THE GRANTOR(S) Steve Massey and Clarice Jannette Massey, Co-Personal Representatives of the Estate of Dorothy J. Gibbs, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Karly E. Olsen, an unmarried person and Thomas H. Raap, an unmarried person

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): 12 ROLLING RIDGE ESTATES NO 1 and Ptn. NW NW, 27-35N4E W.M.

Tax Parcel Number(s): P68557 / 3987-000-012-0007, P119010 / 350427-2-005-0100,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 2992
JUL - 9 2018

Amount Paid \$ 6146.00
Skagit Co. Treasurer
By *HB* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 2, 2018

The Estate of Dorothy J. Gibbs

BY: Steve Massey PR
Steve Massey
Co-Personal Representative

BY: Clarice Jannette Massey PR
Clarice Jannette Massey
Co-Personal Representative

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Steve Massey and Clarice Jannette Massey are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it as Co-Personal Representative's of the Estate of Dorothy J. Gibbs to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: July 6, 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

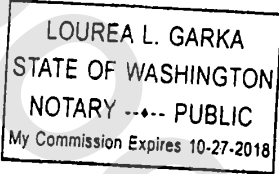


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P68557 / 3987-000-012-0007 and P119010 / 350427-2-005-0100

Parcel A:

Lot 12, "PLAT OF ROLLING RIDGE ESTATES NO. 1" according to the plat thereof recorded in volume 9 of Plats, page(s) 4 and 5, records of Skagit county, Washington.

Situated in Skagit County, Washington.

Parcel B:

That portion of the East 78 feet of the North 60 Rods of the Northwest Quarter of the Northwest Quarter of Section 27, Township 35 North, Range 4 East W.M., lying between the Westerly projection of the North and South lines of Lot 12 of the Plat of Rolling Ridge Estates No. 1 filed in Volume 9 of Plats at pages 4 and 5 as Auditor's File No. 674317

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. 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 ROLLING RIDGE ESTATES NO. 1:

Recording No: 674317
2. 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: March 18, 1986
Auditor's No(s): 711398, records of Skagit County, Washington
Executed By: Clarence C. Cummings, et al
Affects: Parcel A
3. Exceptions and reservations contained in Deed;
From: W.M. Lindsey and Emma D. Lindsey, husband and wife
Recorded: July 6, 1903
Auditor's No.: 51 of Deeds Page 104, records of Skagit County, Washington
As Follows: Said rights are not vested of record in Skagit County, a municipal corporation under Tax Foreclosure Case No. T. J. 615-1/2
Affects: Parcel A
4. Reservation contained in Deed:

Recording Date: April 8, 2002
Recording No.: 200204080156

Subject to provision on face of ROLLING RIDGE NO. 2, regarding aggregation to contiguous property
5. City, county or local improvement district assessments, if any.