

When recorded return to:

Christopher Moyer  
22549 Mosier Road  
Sedro Woolley, WA 98284



201807200057

07/20/2018 11:48 AM Pages: 1 of 2 Fees: \$100.00  
Skagit County Auditor

Filed for Record at Request of  
Barlow Escrow, Inc.  
Escrow Number: 18060166

CHICAGO TITLE  
620035250

**Statutory Warranty Deed**

THE GRANTOR Jeanne Withers, Successor Trustee of the Withers Family Trust, dated September 27, 1995 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Christopher Moyer and Kim Hillhouse-Moyer, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lot(s): 1 SKAGIT COUNTY SHORT PLAT NO. PL12-0052

Tax Parcel Number(s): P35650/350402-3-005-0002

Lot 1, SKAGIT COUNTY SHORT PLAT NO. PL12-0052, recorded under Auditor's File No. 201208240195, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Subject To: Attached Exhibit "A" made a part hereof by this reference

Dated July 6, 2018

Withers Family Trust, dated September 27, 1995

By Jeanne Withers TEE  
By Jeanne Withers, Trustee

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20180720  
JUL 20 2018

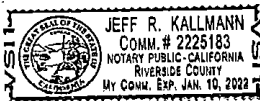
Amount Paid \$ 524.50  
By MB Skagit Co. Treasurer Deputy

STATE OF California  
COUNTY OF Riverside SS:

I certify that I know or have satisfactory evidence that Jeanne Withers is/are the person(s) who appeared before me, and said person(s) acknowledge that she signed this instrument, on oath stated that she is/are authorized to execute the instrument and acknowledge that as the Trustee of Withers Family Trust, dated September 27, 1995 to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: July 11, 2018

Jeff R. Kallmann  
Notary Public in and for the State of CA  
Residing at Cathedral City  
My appointment expires: 1/10/2022



Escrow No.: 18060166

## Exhibit "A"

### Subject to:

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. PL-06-0298:

Recording No: 200702280173

Protected Critical Area Easement including the terms, covenants and provisions thereof

Recording Date: February 28, 2007  
Recording No.: 200702280175

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

Recording Date: February 28, 2007  
Recording No.: 200702280174

Terms, conditions, and restrictions of that instrument entitled Title Notification - Property Adjacent to Designated Natural Resource Lands;

Recorded: September 17, 1997  
Auditor's No(s): 9709170086, records of Skagit County, Washington

Easement and road maintenance agreement recorded May 49, 2000, under Auditor's File No. 200005190005, records of Skagit County, Washington, a copy of which is hereto attached.

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. 91-18:

Recording No: 9105200008

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. PL12-0052:

Recording No: 201208240195

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

Recording Date: August 24, 2012  
Recording No.: 201208240196

Two Connection Residential Group B Public Water System - Notice to Future Property Owners including the terms, covenants and provisions thereof

Recording Date: August 24, 2012  
Recording No.: 201208240197

Protected Critical Area Easement including the terms, covenants and provisions thereof

Recording Date: August 24, 2012  
Recording No.: 201208240198