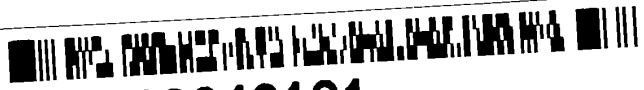


When recorded return to:
Adilene Hernandez
509 Neff Circle Unit 509
Burlington, WA 98233



201809040191

09/04/2018 03:41 PM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035639

CHICAGO TITLE
620035639

STATUTORY WARRANTY DEED

THE GRANTOR(S) Christopher L. Kuehne and Kayla R. Kuehne, 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 Adilene Hernandez, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:
Unit 509, Building 1, CASCADE COMMONS, A CONDOMINIUM, according to the Declaration
thereof recorded October 3, 2006, under Auditor's File No. 200610030110, records of Skagit
County, Washington and any amendments thereto; and Survey Map and Plans thereof recorded
under Auditor's File No. 200610030109, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P125118 / 4906-001-509-0000,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20183937
SEP 04 2018

Amount Paid \$ 4099.00
Skagit Co. Treasurer
By *[Signature]* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: August 23, 2018

Christopher L. Kuehne
Christopher L. Kuehne
Kayla R. Kuehne
Kayla R. Kuehne

State of Washington
Pierce County of Pierce

I certify that I know or have satisfactory evidence that Christopher L. and Kayla R. Kuehne
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: August 29, 2018

Patricia Avery White
Name: Patricia Avery White
Notary Public in and for the State of Washington
Residing at: University Place, WA
My appointment expires: September 14, 2019

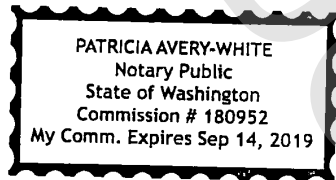


EXHIBIT "A"

Exceptions

1. Easement, including the terms and conditions thereof, disclosed by instrument(s);
Recorded: April 15, 1977
Auditor's No(s): 854634, records of Skagit County, Washington
In favor of: Puget Sound Power and Light Company
For: Undisclosed
Affects: A portion of said plat

2. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: April 5, 2006
Auditor's No(s): 200604050002, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: Said plat

3. 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 CASCADE COMMONS, A CONDOMINIUM:

Recording No: 200610030109

4. 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 FIRST AMENDMENT TO CASCADE COMMONS, A CONDOMINIUM, 2nd AMENDMENT TO CASCADE COMMONS, A CONDOMINIUM:

Recording No: 200810170074 and 201409230041

5. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual

EXHIBIT "A"Exceptions
(continued)

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: October 3, 2006

Auditor's No(s): 200610030110, records of Skagit County, Washington

Executed by: Homestar Northwest, LLC, a Washington Limited Liability Company

Modification(s) of said covenants, conditions and restrictions

Recording No.: 200810170075, 200901200024, 201409230040 and 201602040040

6. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);

Recorded: October 3, 2006

Auditor's No(s): 200610030110, records of Skagit County, Washington

Imposed By: Homestar Northwest, LLC, a Washington Limited Liability Company

7. Cascade Commons Bylaws Change, including the terms, covenants and provisions thereof;

Recording Date: February 4, 2016

Recording No.: 201602040039

8. Easement, including the terms and conditions thereof, disclosed by instrument(s);

Recorded: January 19, 2007

Auditor's No(s): 200701190058, records of Skagit County, Washington

In favor of: Public Utility District No. 1

For: All things necessary or proper in the construction and maintenance of a water and communication, lines or other similar public services related facilities, including the right to construct, operate, maintain, inspect, improve, remove, restore, alter, replace, relocate, connect to and locate at any time a pipe or pipes, line or lines or related facilities, along with necessary appurtenances for the transportation and control of water and electronic information.

Affects: A portion of said plat

9. Easement, including the terms and conditions thereof, disclosed by instrument(s);

Recorded: February 14, 2007

Auditor's No(s): 200702140054, records of Skagit County, Washington

In favor of: Comcast of Washington IV, Inc.

For: An easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the System) consisting of wires, underground conduits, cables, pedestals, vaults and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like

EXHIBIT "A"

Exceptions
(continued)

communications.

Affects: A portion of said plat

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

Granted to: Gilkey 425, LLC
Purpose: ingress, egress and utilities
Recording Date: September 30, 2014
Recording No.: 201409300056 and 201409300058
Affects: portion of said premises

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

Granted to: Gilkey 425, LLC
Purpose: Utilities
Recording Date: September 30, 2014
Recording No.: 201409300057
Affects: portion of said premises

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

13. Assessments, if any, levied by City of Burlington.

14. Assessments, if any, levied by Cascade Commons Condominium Owner's Association.