

After recording return to:  
Jason McGill  
23101 Sagers Lane  
Mount Vernon, WA 98274



**201809280116**

09/28/2018 01:14 PM Pages: 1 of 3 Fees: \$101.00  
Skagit County Auditor

**CHICAGO TITLE**  
**020034025**

Reference: 40217599-807-SHB

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Steven R Tift and Melissa K Sternhill, husband and wife,

for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration

in hand paid, conveys and warrants to Jason McGill, an unmarried person

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

**LOT 1, PLAT OF SAGER'S LANDING, RECORDED MAY 23, 2006, UNDER AUDITOR'S FILE NO. 200605230067, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND BEING A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN.**

**SITUATED IN SKAGIT COUNTY, WASHINGTON.**

Subject to: Those items specifically set forth on Exhibit "A" attached hereto.

Abbreviated Legal: (Required if full legal not inserted above.) **LOT(S): 1 SAGER'S LANDING**

Tax Parcel Number(s): **P124617, 4893-000-001-0000**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20184330

SEP 28 2018


Amount Paid \$ 7,071.<sup>60</sup>  
Skagit Co. Treasurer  
By *mem* Deputy

Reference: Statutory Warranty Deed 40217599-807-SHB

Dated: September 18, 2018

SELLERS:

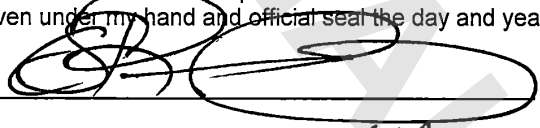
  
\_\_\_\_\_  
Steven R Tift

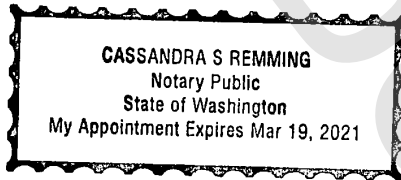
  
\_\_\_\_\_  
Melissa K Sternhill

State of Washington

SS:

County of Skagit  
On this 25<sup>th</sup> day of Sept, 2018, before me personally appeared Steven R. Tift + Melissa K. Sternhill to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.  
Given under my hand and official seal the day and year last above written.

  
\_\_\_\_\_  
Notary Public in and for the State of WA  
Residing at Maysville  
My Appointment expires 03.19.2021



Reference: Statutory Warranty Deed 40217599-807-SHB

### EXHIBIT A

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 SAGER'S LANDING:

Recording No: 200605230067

2. Plat Lot of Record Certification and the terms and conditions thereof

Recording Date: May 23, 2006  
Recording No.: 200605230068

3. Terms, conditions, and restrictions of that instrument entitled Protected Critical Area Easement (PCA);

Recorded: May 23, 2006  
Auditor's No(s): 200605230069, records of Skagit County, Washington

4. Private Roadway Maintenance Declaration;

Recorded: May 23, 2006  
Auditor's File No.: 200605230071, records of Skagit County, Washington

5. Covenants, conditions, and restrictions contained in declaration(s) of restriction, 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 23, 2006  
Auditor's No(s): 200605230070, records of Skagit County, Washington

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

10. Assessments, if any, levied by Sagers Landing Homeowner's Association.

11. Assessments, if any, levied by Skagit County Sewer District No.2.