

When recorded return to:
Lorena Wenzel
13918 W Summerstar Dr.
Sun City West, AZ 85375



201812210015

12/21/2018 09:29 AM 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.: 620036958

CHICAGO TITLE
620036958

STATUTORY WARRANTY DEED

THE GRANTOR(S) Darlene Mindrum, an unmarried woman

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Lorena Wenzel, an unmarried woman

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): Ptn. A Block: 5 BINGHAM ACREAGE

Tax Parcel Number(s): P62220 / 3864-005-014-0002

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20185527

DEC 21 2018

Amount Paid \$ 6057.00
Skagit Co. Treasurer
By *HB* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: December 19, 2018

Darlene Mindrum
Darlene Mindrum

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Darlene Mindrum is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: December 19 2018

Jana K Quinn
Name: Jana K Quinn
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 06/29/2019

**JANA K QUINN
Notary Public
State of Washington
My Commission Expires
June 29, 2019**

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P62220 / 3864-005-014-0002

All of Block "A" (also referred to of record as Lot "A" in Block 5); all in "BINGHAM ACREAGE, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 4 of Plats, Page 24, records of Skagit County, Washington;

EXCEPT that portion thereof, described as follows:

Beginning at the Southwest corner of said Tract "A"; thence South 88 degrees 20'06" East along the South line thereof a distance of 225 feet to the true point of beginning; thence North 04 degrees 39'54" East a distance of 120.00 feet; thence South 85 degrees 20'06" East a distance of 120 feet; thence South 04 degrees 39'54" West a distance of 120 feet, more or less, to the South line of said Tract "A"; thence North 85 degrees 20'06" West a distance of 120.00 feet, more or less, to the true point of beginning.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

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

Granted to: Public Utility District No. 1 of Skagit County
Purpose: Water pipeline
Recording Date: March 18, 1994
Recording No.: 9403180078

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

Granted to: Puget Sound Power & Light Company
Purpose: electric transmission and/or distribution system
Recording Date: April 13, 1994
Recording No.: 9404130142

3. Protected Critical Area Site Plan including the terms, covenants and provisions thereof

Recording Date: October 5, 1999
Recording No.: 9910050014

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