


When recorded return to:
Ivan Guzman Zamora
302 South 27th Street
Mount Vernon, WA 98274


201902220108
02/22/2019 03:49 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.: 620037247

CHICAGO TITLE
620037247

STATUTORY WARRANTY DEED

THE GRANTOR(S) Margaret F. Cain, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Ivan Guzman Zamora, a married person

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

Lot 56, "Partington Place Division 1", according to the plat thereof, recorded in Volume 14 of plats, pages 186 through 190, records of Skagit County, Washington.

Stiuatue in the County of Skagit, State of Washington.

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

Tax Parcel Number(s): P100350 / 4560-000-056-0005

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 615
FEB 22 2019

Amount Paid \$ 4543.00
Skagit Co. Treasurer
By *mam* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: February 15, 2019

Margaret F. Cain
Margaret F. Cain

State of WASHINGTON

County of SILVER

I certify that I know or have satisfactory evidence that

Margaret F. Cain
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: February 21, 2019

Lourea L. Garka
Name: Lourea L. Garka
Notary Public in and for the State of WA
Residing at: Quinton
My appointment expires: 10/27/2022

NOTARY PUBLIC
STATE OF WASHINGTON
LOUREA L. GARKA
License Number 122636
My Commission Expires 10-27-2022

EXHIBIT "A"
Exceptions

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

Recording Date: December 14, 1990
Recording No.: 9012140084

2. 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 Partington Place Division 1:

Recording No: 9108070007

3. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: September 13, 1991
Recording No.: 9109130093

Modification(s) of said covenants, conditions and restrictions

Recording Date: December 12, 1991
Recording No.: 9112120049

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

Granted to: Puget Sound Power and Light Company
Purpose: Electric transmission and/or distribution line
Recording Date: April 15, 1991
Recording No.: 9104150079
Affects: Said premises and other property

5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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

EXHIBIT "A"
Exceptions
(continued)

7. Assessments, if any, levied by City of Mount Vernon.