

When recorded return to:

Annalisa Anderson and Joseph Anderson
3023 96th Place SE
Everett, WA 98208

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-4018

Sep 16 2019

Amount Paid \$6947.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

Escrow No.: 500089283

CHICAGO TITLE
500089283

STATUTORY WARRANTY DEED

THE GRANTOR(S) Dana Johnson and Diana Johnson, 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 Annalisa Anderson and Joseph Anderson, wife and husband

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

TRACT "C" REVISED SKAGIT COUNTY SHORT PLAT NO. 1-75, APPROVED MAY 6, 1977 AND
RECORDED JULY 7, 1977 AS AUDITOR'S FILE NO. 859984 IN VOLUME 2 OF SHORT PLATS,
PAGE 80, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF TRACT
"A" OF "MORGAN'S TRACTS", AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 11,
RECORDS OF SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH THAT PORTION OF LOT 2 OF THE "PLAT OF STERLING VIEW, DIVISION
NO.1", AS PER PLAT RECORDED IN VOLUME 14 OF PLATS, PAGE 182 RECORDS OF
SKAGIT COUNTY, WASHINGTON, LYING BOTH WITHIN PARCEL "B" OF THAT CERTAIN
BOUNDARY LINE ADJUSTMENT DEED APPROVED AND RECORDED AS AUDITOR'S FILE
NO. 9202060015 AND BETWEEN THE NORTHERLY EXTENSIONS OF BOTH THE EASTERLY
LINE OF SAID TRACT "C" AND THE NORTHERLY MOST SEGMENT OF THE WESTERLY LINE
OF SAID TRACT "C";

ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR ACCESS AS DELINEATED ON
THE FACE OF SAID SHORT PLAT.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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


Tax Parcel Number(s): 3959-000-016-0601 (P67630)

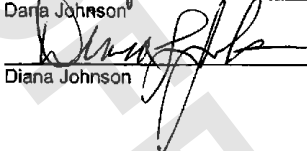
Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: August 28, 2019



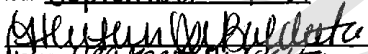
Dana Johnson


Diana Johnson

State of WASHINGTON

County of Whatcom

I certify that I know or have satisfactory evidence that Dana Johnson and Diana Johnson are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 5, 2019


Name: Heather Baldeva
Notary Public in and for the State of Washington
Residing at: Bellingham
My appointment expires: March 11, 2023

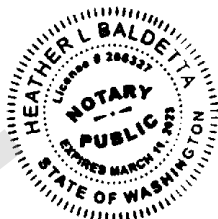


EXHIBIT "A"
Exceptions

1. 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 Revised Short Plat Number 1-75:

Recording No: 859984

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 Short Plat Number 1-75:

Recording No: 828753

3. 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 Boundary Line Adjustment:

Recording No: 9202060015

4. 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: July 3, 1991
Recording No.: 9107030053

and Re-Recording Date: August 13, 1991
and Re-Recording No.: 9108130067

Modification(s) of said covenants, conditions and restrictions

Recording Date: February 4, 1992
Recording No.: 9202040037

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 18, 1996
Recording No.: 9606180023

Modification(s) of said covenants, conditions and restrictions

Recording Date: March 2, 2004
Recording No.: 200403020038

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

Granted to: County of Skagit
Purpose: Right of way
Recording Date: January 16, 1976
Recording No.: 829465
Affects: Portion of said premises

EXHIBIT "A"
Exceptions
(continued)

6. Assessments, if any, levied by the city of Burlington.
7. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.