

When recorded return to:  
Cody Johnathan Good  
2604 River Vista Loop  
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2020-2964

Aug 06 2020

Amount Paid \$7205.00

Skagit County Treasurer

By Marissa Guerrero Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620042958

**CHICAGO TITLE**  
620042958

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Victor L. Miller, a married man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Cody Johnathan Good, an unmarried person and Soyoung Jin, an unmarried person

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): 30 Replat of Lots 1 and 2, North Hill PUD, LU-06-009

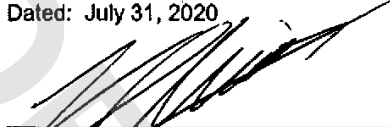
Tax Parcel Number(s): P124730 / 4898-000-030-0000,

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: July 31, 2020



Victor L. Miller



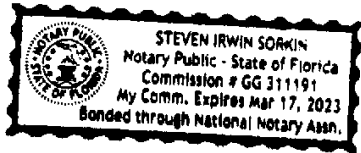
Camila Vaz De Lima

State of Florida

County of Osceola

I certify that I know or have satisfactory evidence that  
Victor L. Miller, Camila Vaz De Lima  
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: August 4, 2020





Name: Steven Irwin Sorkin

Notary Public in and for the State of Florida

Residing at: 4812 Wrenwood Lane, Palm Bay, FL 32909

My appointment expires: March 17, 2023

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P124730 / 4898-000-030-0000**

Lot 30, REPLAT OF LOTS 1 AND 2, NORTH HILL PUD, LU-06-009, according to the plat thereof, recorded June 22, 2006, under Auditor's File No. 200606220127, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

**EXHIBIT "B"**  
Exceptions

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 PLAT OF NORTH HILL PUD :

Recording No: 200505050094

2. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants 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 applicable law;

Recording Date: May 5, 2005  
Recording No.: 200505050093  
Executed By: Hansell Mitzel Homes LLC

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

Recording Date: May 5, 2005  
Recording No.: 200505050093  
Imposed By: Hansell Mitzel Homes LLC

4. Easement, including the terms and conditions thereof, granted by instrument;

Recording Date: May 14, 2004  
Recording No.: 200405140159  
In favor of: Puget Sound Power & Light Company  
For: Underground electric system, together with necessary appurtenances  
Affects: Said premises, the exact location and extent of said easement is undisclosed of record

5. Covenants, conditions, and restrictions contained in instrument(s), 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;

Recording Date: April 18, 1968

**EXHIBIT "B"**

**Exceptions  
(continued)**

Recording No.: 712627  
Executed By: Dorthea Anderson

Said instrument is a re-recording of instrument (s);

Recording No.: 712212

6. Terms, conditions, and restrictions of that instrument entitled Consent to Change Grade;

Recording Date: December 19, 2001  
Recording No.: 200112190136

7. Easement, including the terms and conditions thereof, granted by instrument(s);

Recording Date: November 6, 2001  
Recording No.: 200111060117  
In favor of: Puget Sound Energy, Inc.  
For: Electric transmission and/or distribution line, together with necessary appurtenances

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

Recording Date: November 12, 1981  
Recording No.: 8111120001  
In favor of: Paul Hamburg and Flora Hamburg  
For: Storm Drainage

9. Covenants, conditions, and restrictions contained in instrument(s), 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;

Recording Date: October 5, 2004  
Recording No.: 200410050029  
Executed By: Judy Peterson

As Follows:

The herein described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary line adjustment is not for the purpose of creating an additional building lot.

10. 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,

**EXHIBIT "B"**Exceptions  
(continued)

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 REPLAT OF LOTS 1 & 2 NORTH HILL PUD, LU-06-009:

Recording No: 2006060220127

11. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code Section 14.38, which states:  
  
"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.  
  
In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."
12. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
13. City, county or local improvement district assessments, if any.
14. Assessments, if any, levied by City of Mount Vernon.
15. Assessments, if any, levied by The North Hill Homeowner's Association.