

When recorded return to:
Tracy Mosisch-Rowe and Claudia Mosisch-Rowe
8300 Skagitwilde Lane
Concrete, WA 98237

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-3933
Sep 29 2020
Amount Paid \$7509.00
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.: 620043824

CHICAGO TITLE
020043824

STATUTORY WARRANTY DEED

THE GRANTOR(S) Debbie M Larsen and Charles (Rick) Neumann, Personal Representatives of The Estate of David A Jones, Deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Tracy Mosisch-Rowe and Claudia Mosisch-Rowe, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
LOTS 12 AND 13, PLAT OF SKAGITWILDE, SKAGIT COUNTY, WASHINGTON, AS PER PLAT RECORDED IN VOLUME 8 OF PLATS, PAGES 17 AND 18, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P69562 / 4013-000-012-0003, P69563 / 4013-000-013-0002

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: September 23, 2020

The Estate of David A Jones, Deceased

BY: *Debbie M. Larsen*
Debbie M. Larsen
Personal Representative

BY: _____
Charles (Rick) Neumann
Personal Representative

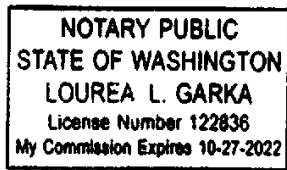
State of WASHINGTON
County of King

I certify that I know or have satisfactory evidence that Debbie M. Larsen

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Personal Representatives of The Estate of David A Jones, Deceased to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: September 26, 2020

Laurea L. Garka
Name: Laurea L. Garka
Notary Public in and for the State of wa
Residing at: Arlington
My appointment expires: 10/27/2022



STATUTORY WARRANTY DEED
(continued)

Dated: September 23, 2020

The Estate of David A Jones, Deceased

BY: _____
Debbie M. Larsen
Personal Representative

BY: Charles R Neumann
Charles (Rick) Neumann
Personal Representative

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Charles Neumann

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Personal Representatives of The Estate of David A Jones, Deceased to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 09.28.2020

NOTARY PUBLIC
STATE OF WASHINGTON
ALYSIA HUDSON
License Number 183699
My Commission Expires 03-31-2024

Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires 09.28.2024
A.H.
09.28.2020

EXHIBIT "A"
Exceptions

1. Covenants, conditions and restrictions 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 in the document

Recording Date: May 29, 1961
Recording No: 608190

Modification(s) of said covenants, conditions and restrictions

Recording Date: April 1, 1996
Recording No.: 9604010127

2. By-Laws of Skagitwilde Corporation

Recording Date: April 1, 1996
Recording No.: 9604010128

3. Covenants, conditions and restrictions 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 in the document

Recording Date: June 11, 2002
Recording No: 200206110025

4. Plat Lot of Record Certification

Recording Date: December 14, 2010
Recording No.: 201012140044

5. Title Notification

Recording Date: March 16, 2011
Recording No.: 201103160042

6. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands

EXHIBIT "A"
Exceptions
(continued)

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."

7. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
8. City, county or local improvement district assessments, if any.