

When recorded return to:

Dennis Brian Moore
Dennis Brian Moore and Tammy Renee Moore,
Trustees of The Moore Revocable Living Trust
530 Kunehi St Unit 808
Kapolei, HI 96707

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-5379

Dec 17 2020

Amount Paid \$4789.00
Skagit County Treasurer
By Bridget Ibarra Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE CO.
U20045772

Escrow No.: 620045772

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kevin H. Zoerb and Caroline W. Zoerb, 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 Dennis Brian Moore and Tammy Renee Moore, Trustees of
The Moore Revocable Living Trust

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

UNIT 527, BUILDING 2, CASCADE COMMONS, A CONDOMINIUM, ACCORDING TO THE
DECLARATION THEREOF RECORDED UNDER RECORDING NO. 200610030110, AND
SURVEY MAP AND PLANS RECORDED UNDER RECORDING NO. 200610030109, RECORDS
OF SKAGIT COUNTY, WASHINGTON, AND ANY AMENDMENTS THERETO.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

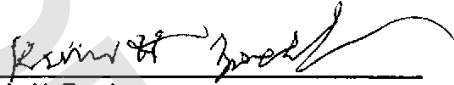
Tax Parcel Number(s): P125123 / 4906-002-527-0000

Subject to:


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

STATUTORY WARRANTY DEED
(continued)

Dated: December 15, 2020



Kevin H. Zoerb




Caroline W. Zoerb

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Kevin H. Zoerb and Caroline W. Zoerb 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: December 16 2020



Name: Janak Quinn
Notary Public in and for the State of Washington
Residing at: Washington
My appointment expires: 06/29/2023

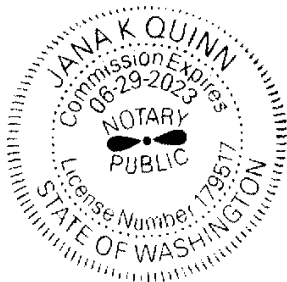


EXHIBIT "A"
Exceptions

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

In favor of:	Puget Sound Power and Light Company
Recording Date:	April 15, 1977
Recording No.:	854634
Affects:	A portion of said plat

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

In favor of:	Puget Sound Energy, Inc.
Purpose:	Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date:	April 5, 2006
Recording No.:	200604050002
Affects:	as described in said instrument

3. 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 Cascade Commons, a Condominium:
Recording No: 200610030109

First Amendment to Cascade Commons, a Condominium recorded October 17, 2008 under Recording No. 200810170074.
Second Amendment to Cascade Commons, a Condominium recorded September 23, 2014 under Recording No. 201409230041.

4. The matters set forth in the document shown below which, among other things, contains or provides for: certain easements; liens and the subordination thereof; provisions relating to partition; restrictions on severability of component parts; and 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or

EXHIBIT "A"
Exceptions
(continued)

federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

Entitled: Declaration and covenants, conditions, restrictions and reservations for Cascade Commons, a condominium
Recording Date: October 3, 2006
Recording No.: 200610030110

Modification(s) of said covenants, conditions and restrictions

Recording Date: October 17, 2008
Recording No.: 200810170075

Modification(s) of said covenants, conditions and restrictions

Recording Date: January 20, 2009
Recording No.: 200901200024

Modification(s) of said covenants, conditions and restrictions

Recording Date: September 23, 2014
Recording No.: 201409230040

Modification(s) of said covenants, conditions and restrictions

Recording Date: February 4, 2016
Recording No.: 201602040039

Modification(s) of said covenants, conditions and restrictions

Recording Date: February 4, 2016
Recording No.: 201602040040

5. Lien of assessments levied pursuant to the Declaration for Cascade Commons, a Condominium to the extent provided for by Washington law.
6. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Public Utility District No. 1
Purpose: All things necessary or proper in the construction and maintenance of a water and communication, lines or other similar public services related facilities, including the right to construct, operate, maintain, inspect, improve, remove, restore, alter, replace, relocate, connect to and locate at any time a pipe or pipes, line or lines or related facilities, along with necessary appurtenances for the transportation and control of water and electronic information.

EXHIBIT "A"
Exceptions
(continued)

Recording Date: January 19, 2007
Recording No.: 200701190058
Affects: as described in said instrument

7. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Comcast of Washington IV, Inc.
Purpose: An easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the System) consisting of wires, underground conduits, cables, pedestals, vaults and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like communications.
Recording Date: February 14, 2007
Recording No.: 200702140054
Affects: as described in said instrument

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

Granted to: Gilkey 425, LLC
Purpose: ingress, egress and utilities
Recording Date: September 30, 2014
Recording No.: 201409300056
Affects: portion of said premises

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

Granted to: Gilkey 425, LLC
Purpose: Utilities
Recording Date: September 30, 2014
Recording No.: 201409300057
Affects: portion of said premises

10. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Gilkey 425, LLC
Purpose: ingress, egress and utilities
Recording Date: September 30, 2014
Recording No.: 201409300058
Affects: portion of said premises

EXHIBIT "A"Exceptions
(continued)

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. Skagit County Right to Manage Natural Resources Lands Disclosure, and the terms and conditions thereof:
- Recording Date: November 16, 2017
Recording No.: 201711160064
13. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
14. Assessments, if any, levied by Burlington.
15. City, county or local improvement district assessments, if any.