

When recorded return to:

Jay Renwick
3413 Leann Street
Mount Vernon, WA 98274

Filed for Record at Request of
Northwest Escrow, LLC
Escrow Number: 20-1072

CHICAGO TITLE CO.
620045662

Statutory Warranty Deed

THE GRANTORS Brent S. Holloway and Serena Holloway, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to Jay Renwick and Danielle Renwick, a married couple and Claudia Decato, an unmarried woman, as joint tenants with right of survivorship and not as tenants in common the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

LT 26. DIGBY HEIGHTS PH 1

Tax Parcel Number(s): P128466/4984-000-026-0000

Lot 26. DIGBY HEIGHTS PHASE 1, according to the plat thereof, recorded April 15, 2009, under Auditor's File No. 200904150063, records of Skagit county, Washington.

Situate in the County of Skagit, State of Washington.

Subject to: Attached hereto as Exhibit "A" and by this reference incorporated herein.

Dated January 4, 2021

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-40

Jan 06 2021

Amount Paid \$7285.00
Skagit County Treasurer
By Bridget Ibarra Deputy

[Signature]
Brent Holloway

[Signature]
Serena Holloway

The undersigned Grantees herein state they understand that they are taking title as **Joint Tenants with the right of survivorship, and not as tenants in common**

[Signature]
Jay Renwick

[Signature]
Danielle Renwick

[Signature]
Claudia Decato

STATE OF Washington }
COUNTY OF Snohomish } SS:

I certify that I know or have satisfactory evidence that **Brent S. Holloway and Serena Holloway**

are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 5, 2021

[Signature]



Notary Public in and for the State of Washington
Residing at Arlington
My appointment expires: 4-3-2023

Escrow No.: 20-1072

Exhibit "A"

Subject to:

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 MOUNT VERNON SHORT PLAT NO. MV-12-94.

Recording No. 9411070053

Reservations and recitals contained in the Deed as set forth below.

Recording Date: April 17, 1902
Recording No. 39602

No determination has been made as to the current ownership or other matters affecting said reservations.

Agreement, including the terms and conditions thereof:

Between: City of Mount Vernon and Public Utility District No. 1, Skagit County
Recording Date: November 29, 1994
Recording No. 9411290004
Providing: Formation of L.I.D. to improve streets

City of Mount Vernon Ordinance No. 2829 and the terms and conditions thereof:

Recording Date: March 5, 1998
Recording No. 9803050022

Easement, including the terms and conditions thereof, granted by instrument(s):

Recording Date: December 1, 2008
Recording No. 200812010104
In favor of: Puget Sound Energy, Inc.
Regarding: Electric transmission and/or distribution line

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: April 15, 2009
Recording No. 200904150064

A notice of Assignment of Declarant Rights was recorded on October 17, 2013 recorded under recording number 201310170106.

Modification(s) of said covenants, conditions and restrictions

Recording Date: April 13, 2012
Recording No. 201204130158

Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth above:

Imposed by: Cedar Heights, LLC

Lien of assessments levied pursuant to the Declaration, any amendments thereto, and any applicable statutes for Digby Heights Homeowners Association.

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 DIGBY HEIGHTS.

PHASE 1:
Recording No. 200904150063

**Exhibit "A"
Continued**

Easement, including the terms and conditions thereof, granted by instrument(s):

Recording Date: February 23, 2009

Recording No. 200902230143

In favor of: Puget Sound Energy, Inc.

Regarding: Electric transmission and/or distribution line, together with necessary appurtenances

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 Survey.

Recording No. 200904150063

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

Granted to: Future lot owners

Purpose: Private storm drainage and Mailbox easement

Recording Date: February 4, 2011

Recording No. 201102040092

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

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

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

Assessments, if any, levied by Digby Heights Owner's Association.

x SSR
x DMR
x (C)