

202102080063

02/08/2021 09:31 AM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor, WA

When recorded return to:

Vanessa Guerrero
113 N McKinley Street
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-531

Feb 08 2021

Amount Paid \$5717.00

Skagit County Treasurer
By Chelsea Stalcup Deputy

Filed for Record at Request of
Mauseth Legal, PLLC
Escrow Number: 000539-SR

CHICAGO TITLE
020045743

Statutory Warranty Deed

THE GRANTORS Christopher J. Schmitt and Brandy S. Schmitt, a married couple for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Vanessa Guerrero, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot(s): 4 and Ptn. 5 Block: 3 NORRIS ADD TO BURLINGTON

Tax Parcel Number(s): P72780 / 4091-003-005-0001

LOT 4 AND THE NORTH 1/2 OF LOT 5, BLOCK 3, "NORRIS ADDITION TO BURLINGTON," AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 3, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Subject to: Covenants, conditions and restrictions of record, as attached hereto and made a part hereof by Exhibit "A"

Dated January 19, 2021

Christopher J. Schmitt
Christopher J. Schmitt

Brandy S. Schmitt
Brandy S. Schmitt

STATE OF Washington }
COUNTY OF Skaft } SS:

I certify that I know or have satisfactory evidence that **Christopher J. Schmitt and Brandy S. Schmitt**
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: Jan. 20, 2021

E M Burdette

Notary Public in and for the State of Wash.
Residing at Burlington wa
My appointment expires: 9.24.2023

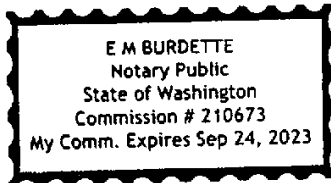


Exhibit "A"

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 Norris Addition to Burlington:

Recording No: 398437

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."

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