

When recorded return to:
Clint Defries and Trine T. Mickelson
PO Box 1428
La Conner, WA 98257

Filed for record at the request of:



CHICAGO TITLE
CONTRACT OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

CHICAGO TITLE
500121592

Escrow No.: 500121592

STATUTORY WARRANTY DEED

THE GRANTOR(S) George D'Amour, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Clint Defries and Trine T. Mickelson, a married couple

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.)

UNIT N-2, "FINLEY LANE TOWNHOUSE CONDOMINIUM"

Tax Parcel Number(s): P111805 / 4696-000-002-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-2808

Jun 21 2021

Amount Paid \$5765.00

Skagit County Treasurer

By Josie L Bear Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: June 9, 2021




George D'Amour

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that George D'Amour is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 6/16/2021



Name: Linda Dietrick
Notary Public In and for the State of WA
Residing at: Sedro Woolley
My appointment expires: 11/03/2021



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P111805 / 4696-000-002-0000

UNIT N-2, "FINLEY LANE TOWNHOUSE CONDOMINIUM," AS SHOWN ON A SURVEY MAP AND PLANS RECORDED AUGUST 13, 1997, IN VOLUME 16 OF PLATS, PAGE(S) 176 THROUGH 178, INCLUSIVE, UNDER AUDITOR'S FILE NO. 9708130020, AND AS IDENTIFIED IN DECLARATION OF CONDOMINIUM RECORDED AUGUST 13, 1997, UNDER AUDITOR'S FILE NO. 9708130031, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH AN UNDIVIDED 14.28517% INTEREST IN THE COMMON AREAS AS SHOWN AND IDENTIFIED ON SAID SURVEY MAP AND PLANS.

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, 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 Map of Syndicate Addition to the Town of La Conner:

Recording No: Volume 2, Page 109

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

In favor of: Hope Island, Ltd., a Washington corporation
Purpose: Ingress, egress and underground utilities
Recording Date: July 23, 1996
Recording No.: 9607230041
Affects: Common areas

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

In favor of: Puget Sound Power & Light Company
Purpose: Underground electric system, together with necessary appurtenances
Recording Date: October 23, 1996
Recording No.: 9610230047
Affects: as described in said instrument

Amended by instruments:

Recording Date: February 5, 1998
Recording No.: 9802050057

4. 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 Map and Plans:

Recording No: 9708130030

5. 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

EXHIBIT "B"

Exceptions
(continued)

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

Entitled: Condominium declaration
Recording Date: August 13, 1997
Recording No.: 9708130031

6. Lien of assessments levied pursuant to the Declaration for Finley Lane Townhouse Condominium to the extent provided for by Washington law.

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

In favor of: Stanley A and Leslie E. Miller
Purpose: Underground utilities
Recording Date: February 5, 1998
Recording No.: 9802050056
Affects: as described in said instrument

8. Agreement and the terms and conditions thereof:

Executed by: Stanley A. and Leslie E. Miller and Hope Island, Ltd and Unit Owners
Association of Finley Lane Townhouse Condominium
Recording Date: February 5, 1998
Recording No.: 9802050057

9. 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

EXHIBIT "B"

**Exceptions
(continued)**

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."

10. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
11. Assessments, if any, levied by City of La Conner.
12. City, county or local improvement district assessments, if any.