

**When recorded return to:**  
Paul Stanly Hudson and Sara Jane Price  
5810 218th Place SW  
Mountlake Terrace, WA 98043

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2021-3259

Jul 16 2021

Amount Paid \$6781.00

Skagit County Treasurer

By Heather Beauvais Deputy

Filed for record at the request of:



**CHICAGO TITLE**

COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

**CHICAGO TITLE**

020047237

Escrow No.: 620047237

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Edward L. Rayfield and Joan K. Rayfield, 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 Paul Stanly Hudson and Sara Jane Price, 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.)

LT 11, PRESENTIN CREEK WILDERNESS SUBDIVISION NO. 1

Tax Parcel Number(s): P68088 / 3968-000-011-0001

Subject to:

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

STATUTORY WARRANTY DEED  
(continued)

Dated: July 9, 2021

Edward L. Rayfield  
Edward L. Rayfield

Joan K. Rayfield  
Joan K. Rayfield

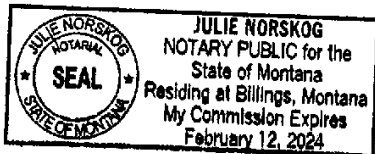
State of Montana

County of Musselshell

I certify that I know or have satisfactory evidence that  
Edward L. Rayfield and Joan K. Rayfield  
is/are the person(s) who appeared before me, and said person(s) acknowledged that  
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: July 13, 2021

Julie Norskog  
Name: Julie Norskog  
Notary Public in and for the State of Montana  
Residing at: Billings  
My appointment expires: February 12, 2024



**EXHIBIT "A"**  
Legal Description

For APN/Parcel ID(s): P68088 / 3968-000-011-0001

LOT 11, PRESENTIN CREEK WILDERNESS SUBDIVISION NO. 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 8 OF PLATS, PAGE 47, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
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 & Light Company  
 Purpose: Electric transmission and/or distribution line, together with necessary appurtenance  
 Recording Date: October 3, 1956  
 Recording No.: 542374

Note: Exact location and extent of easement is undisclosed or record
2. 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: Electric transmission and/or distribution line, together with necessary appurtenance  
 Recording Date: July 22, 1966  
 Recording No.: 685783  
 Affects: Said premises, the exact location and extent of said easement is undisclosed of record
3. 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 the Plat of Pressentin Creek Wilderness, Subdivision No. 1:
 

Recording No: 633956
4. Agreement and the terms and conditions thereof:
 

Executed by: Crown Pacific Limited Partnership and Presenting Creek Wilderness Community  
 Recording Date: August 11, 1995  
 Recording No.: 9508110066  
 Providing: Reciprocal Road Use Easement
5. Waiver and Covenant Not to Sue and the terms and conditions thereof:
 

Recording Date: August 9, 1996  
 Recording No.: 9608090100

**EXHIBIT "B"****Exceptions  
(continued)**

6. 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 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 28, 1963  
Recording No.: 637763

Modification(s) of said covenants, conditions and restrictions

Recording Date: October 27, 1995  
Recording No.: 9510270068

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 20, 2011  
Recording No.: 201106200142

7. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), as provided for under Washington law and in instrument set forth below:

Imposed by: Pressentin Creek Community Club, Inc., a Washington nonprofit corporation  
Recording Date: August 20, 2011  
Recording No.: 201106200142

8. 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 federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: October 25, 1966  
Recording No.: 690196

9. 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

**EXHIBIT "B"**

Exceptions  
(continued)

Recording Date: July 25, 1966  
Recording No.: 753053

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