

When recorded return to:
Shawn Rollins and Katy Rollins
19945 Lei Garden Road
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20221594

Apr 18 2022

Amount Paid \$8005.00

Skagit County Treasurer

By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

Chicago Title
620051176

1835 Barkley Boulevard, Suite 105
Bellingham, WA 98226

Escrow No.: 245449690

STATUTORY WARRANTY DEED

THE GRANTOR(S) Brandon A. Acero and Lueree O. Acero, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys, and warrants to Shawn Rollins and Katy Rollins, husband and wife

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

LOT 2, CUMMINGS 4TH ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 9 OF PLAT, PAGES 8 AND 9, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P64735 / 3895-000-002-0000,

Subject to:

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, 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 Cummings 4th Addition:
Recording No: 676615

STATUTORY WARRANTY DEED

(continued)

2. 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: May 2, 1966

Recording No.: 682228

3. 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."

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

STATUTORY WARRANTY DEED
(continued)

Dated: April 5, 2022

Brandon A. Acero
Brandon A. Acero
Lueree O. Acero
Lueree O. Acero

State of WASHINGTON
County of ~~SKAGIT~~ SM WHATCOM

I certify that I know or have satisfactory evidence that Brandon A. Acero and Lueree O. Acero 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: APRIL 12, 2022

STEVE MALPEZZI - *[Signature]*
Name: _____
Notary Public in and for the State of WA
Residing at: FERNDALE
My appointment expires: 1/22/25

