

When recorded return to:
Alicia Jimenez Alvarado
1200 Hawthorne Place
Mount Vernon, WA 98273

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

CHICAGO TITLE COMPANY
620051325

Escrow No.: 620051325

STATUTORY WARRANTY DEED

THE GRANTOR(S) Dylan O Chilberg, a married man as his separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Alicia Jimenez Alvarado, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 34, "THE MEADOW, PHASE II", ACCORDING TO THE PLAT THEREOF RECORDED IN
VOLUME 16 OF PLATS, PAGES 1 THROUGH 7, INCLUSIVE, 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): P106502 / 4638-000-034-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20222255

May 31 2022

Amount Paid \$7205.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 13, 2022

[Signature]
Dylan O Chilberg

[Signature]
Krystal Anderson

State of Washington
County of Snohomish

This record was acknowledged before me on May 27, 2022 by
Dylan O Chilberg + Krystal Anderson

[Signature]
(Signature of notary public)

Notary Public in and for the State of WA
Residing at: 116 Stevens
My commission expires: 9-8-22

NOTARY PUBLIC STATE OF WASHINGTON SHARON E. SCHOONOVER License Number 173976 My Commission Expires 09-08-2022

EXHIBIT "A"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
Granted to: Puget Sound Energy, Inc., formerly Puget Sound Power & Light Co
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more Electric transmission and/or distribution lines and related facilities
Recording Date: September 9, 1993
Recording No.: 9309090091

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 19, 1994
Recording No.: 9405190106

Modification(s) of said covenants, conditions and restrictions

Recording Date: September 9, 2019
Recording No.: 201909090137

3. 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: The Meadows Associates
Recording Date: May 19, 1994
Recording No.: 9405190106

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

Purpose: To cut down trees dangerous to operation of railroad
Recording Date: October 24, 1890
Recording No.: Volume 13, Page 383
Affects: Said premises

5. 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

EXHIBIT "A"

Exceptions
(continued)

federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on the Plat of Meadow, Phase II:

Recording No: 9410120065

6. Agreement and the terms and conditions thereof:

Executed by: The Meadows Associates, a partnership and Dujardin Development Company
Recording Date: June 15, 1994
Recording No.: 9406150082

7. 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."

8. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
9. Assessments, if any, levied by Mt Vernon.
10. City, county or local improvement district assessments, if any.