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04/28/2023 11:55 AM Pages: 1 of 4 Fees: \$206.50
Skagit County Auditor, WA

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20236301

Apr 28 2023

Amount Paid \$5445.00
Skagit County Treasurer
By Lena Thompson Deputy

When recorded return to:

Eileen C Joslin
45922 Baker Drive
Concrete, WA 98237

STATUTORY WARRANTY DEED

208919-LT

THE GRANTOR(S) Francisco Moreno Mendoza and Maria Candelarea Arellano, husband and wife

for and in consideration of \$10.00 and other good and valuable consideration in hand paid, conveys, and warrants to Eileen C Joslin, unmarried person the following described real estate, situated in the County of Skagit, State of Washington:

See "Exhibit A" attached hereto and made a part hereof.

Subject to: see attached Exhibit "B"

Abbreviated Legal: Lot 129, Cedargrove on the Skagit

Tax Parcel Number(s): 3877-000-129-0000/P64198

LPB 10-05

Dated: APR 25 2023

Francisco
Francisco Moreno Mendoza

[Signature]
Maria Candelarea Arellano

State of Washington _____
County of Snohomish

Francisco Moreno Mendoza

This record was acknowledged before me on APR 25 2023 by Maria Candelarea Arellano

[Signature]
Notary Public

My commission expires: Dec. 27, 2026

NOTARY PUBLIC
STATE OF WASHINGTON
DAWNA HANSEN
License Number 204528
My Commission Expires 12-27-2026

Title Order No.: 208919-LT

ALTA COMMITMENT

EXHIBIT A

Lot 129, CEDARGROVE ON THE SKAGIT, according to the plat thereof recorded in Volume 9 of Plats, page 48 through 51, records of Skagit County, Washington.

Situated in Skagit County, Washington.

END OF EXHIBIT A

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I – Requirements; and Schedule B, Part II – Exceptions.

ALTA Commitment for Title Insurance

Exhibit "B"

Reservation of 50% of all minerals, including oil and gas, in favor of the Federal Land Bank of Spokane, as contained in Deed recorded September 23, 1939, in Volume 178 of Deeds, page 69, under Auditor's File No. 317248.

COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, NOTES, DEDICATIONS, PROVISIONS AND SURVEY MATTERS AS DESCRIBED AND/OR DELINEATED ON THE FACE OF SAID PLAT OR SHORT PLAT, AS FOLLOWS:

Plat/Short Plat: Plat of Cedargrove on the Skagit
Recorded: June 25, 1968
Auditor's No.: 715090

BYLAWS OF CEDARGROVE MAINTENANCE COMPANY AND THE TERMS AND CONDITIONS THEREOF:

Auditor's Nos.: 9404140020, 9408240092, 9511020058, 9702120073, 9906160085, 200206060084, 200609110132, 201104040113, 201110070051 and 201310030026

DECLARATION OF CONDITIONS, COVENANTS AND RESTRICTIONS AND THE TERMS AND CONDITIONS THEREOF:

Executed: Cedargrove Maintenance Company
Recorded: December 11, 2007
Auditor's No.: 200712110047

MODIFIED BY THE FOLLOWING:

Auditor's Nos.: 200811210102, 200910080108, 201110070050 and 201605240048

Neither this policy nor any endorsement covers any loss or damage arising from any allegation that the use of the property lacks compliance with covenants, conditions or restrictions or federal or state law or ordinance regarding the cultivation, production or sale of hemp or hemp products.

Assessments, if any, due and owing Cedargrove Maintenance Company.