

When recorded return to:
Kenneth D. English and Lorraine A. English
13078 Sunset Lane
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20242096

Sep 10 2024

Amount Paid \$25724.40

Skagit County Treasurer

By BELEN MARTINEZ Deputy

CHICAGO TITLE

Le 20056635

Escrow No.: 620056635

STATUTORY WARRANTY DEED

THE GRANTOR(S) Laura H. Taylor, Successor Trustee of the Michael E. Taylor Revocable Trust and
Laura H. Taylor, Trustee of the Laura H. Taylor Revocable Trust

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Kenneth D. English and Lorraine A. English, a married couple

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

LOT 14, "PLAT OF RANCHO SAN JUAN DEL MAR, SUBD. NO. 11", AS PER PLAT RECORDED
IN VOLUME 9 OF PLATS, PAGES 84 AND 85, 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): P68448 / 3982-000-014-0000

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: 9/3/24

Michael E. Taylor Revocable Trust

BY: Laura H. Taylor Successor Trustee
Laura H Taylor
Successor Trustee

Laura H. Taylor Revocable Trust

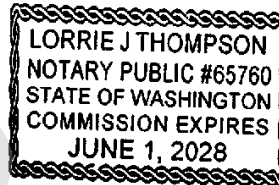
BY: Laura H. Taylor Trustee
Laura H. Taylor
Trustee

State of Washington

County of SKAGIT

This record was acknowledged before me on September 3 2024 by Laura H Taylor as Successor Trustee of Michael E. Taylor Revocable Trust.

Lorrie J Thompson
(Signature of notary public)
Notary Public in and for the State of Washington
My appointment expires: 6-1-2028



State of Washington

County of SKAGIT

This record was acknowledged before me on September 3 2024 by Laura H. Taylor as Trustee of Laura H. Taylor Revocable Trust.

Lorrie J Thompson
(Signature of notary public)
Notary Public in and for the State of Washington
My appointment expires: 6-1-2028

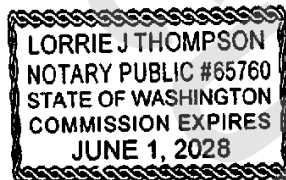


EXHIBIT "A"
Exceptions

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

In favor of:	Del Mar Community Services, Inc.
Purpose:	Installation and maintenance of water pipeline
Recording Date:	October 24, 1960
Recording No.:	600119

2. 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 RANCHO SAN JUAN DEL MAR SUBDIVISION NO. 11:

Recording No: 732553

3. 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: November 18, 1969
Recording No.: 733115 (re-record of 732552)

4. Agreement, and the terms and conditions thereof:

Recording Date: June 7, 1983
Recording No.: 8306070020

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 federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Survey:

Recording No: 8911130017

EXHIBIT "A"Exceptions
(continued)

6. Protected Critical Area Site Plan and the terms and conditions thereof:
Recording Date: June 28, 2004
Recording No.: 200406280218
7. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
8. Low Flow Mitigation Summary and the terms and conditions thereof:
Recording Date: June 28, 2004
Recording No.: 200406280219
9. Notice of Formation of Sunset Lane Association and the terms and conditions thereof:
Recording Date: September 2, 2008
Recording No.: 200809020125
10. 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 Survey:
Recording No: 201306270057
11. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
12. 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

EXHIBIT "A"**Exceptions
(continued)**

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."

13. City, county or local improvement district assessments, if any.

