

202411150063

11/15/2024 02:22 PM Pages: 1 of 4 Fees: \$306.50  
Skagit County Auditor, WA

**When recorded return to:**

Haley Raymond  
10867 Halloran Road  
Bow, WA 98232

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20242955

Nov 15 2024

Amount Paid \$9615.40

Skagit County Treasurer  
By Kaylee Oudman Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620057588

**CHICAGO TITLE**  
620057588

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Monte Ruble as Personal Representative of the Estate of Scott Reed  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys and warrants to Haley Raymond, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:  
LOT 5, BLOCK 1, REPLAT OF LOTS 1 THROUGH 6, LOTS 10 THROUGH 18, 37 AND 38,  
BLOCK 2, AND LOTS 1 THROUGH 18, BLOCK 1, SAMISH TERRACE, AS PER PLAT  
RECORDED IN VOLUME 10 OF PLATS, PAGE 10, RECORDS OF SKAGIT COUNTY,  
WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

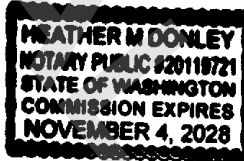
Tax Parcel Number(s): P77692 / 4184-001-005-0003

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)Dated: 11/12/2024

Estate of Scott Reed

BY: Monte Ruble  
Monte Ruble  
Personal RepresentativeState of WashingtonCounty of SkagitThis record was acknowledged before me on Nov 12, 2024 by Monte Ruble as  
Personal Representative of Estate of Scott Reed.Heather M Donley  
(Signature of notary public)Notary Public in and for the State of WashingtonMy appointment expires: Nov 4, 2028

# EXHIBIT "A"

## Exceptions

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 Replat of Lots 1 Thru 6, 10 Thru 18, 37 & 38, Block 2 and 1 Thru 18, Block 1, Samish Terrace:

Recording No: 760642

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

Granted to: Puget Sound Power & Light Company  
 Purpose: Electric transmission and/or distribution line.  
 Recording Date: September 9, 1930  
 Recording No.: 236933  
 Affects: Exact location and extent of said easement is undisclosed of record

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

Granted to: Samish Island Water Company  
 Purpose: Water mains and water lines for domestic water supply  
 Recording Date: June 23, 1953  
 Recording No.: 489782

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

Purpose: Ingress and Egress  
 Recording No.: 542465

5. 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: October 13, 1954  
 Recording No.: 507805

6. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, if

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

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 Samish Terrace:

Recording No: 505815

7. Sand Filter System Installation Conditional Agreement, including the terms, covenants and provisions thereof

Recording Date: January 8, 1990

Recording No.: 9001080037

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