

AFTER RECORDING MAIL TO:
Mr. and Mrs. Kenneth E. Sindora
12634 Wedgewood Drive
Burlington, WA 98233



200404300231
Skagit County Auditor

4/30/2004 Page 1 of 2 2:42PM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 111233-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Donald A. Tapley and Debra J. Tapley
Grantee(s): Kenneth E. Sindora and Becky Jo Sindora
Abbreviated Legal: Lot 22, Country Club #8
Assessor's Tax Parcel Number(s): 4377-000-022-0001, P80814

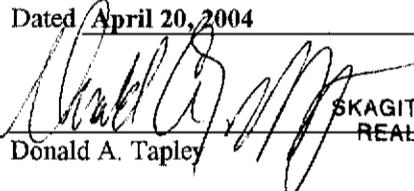
THE GRANTOR DONALD A. TAPLEY and DEBRA J. TAPLEY, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to KENNETH E. SINDORA and BECKY JO SINDORA, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 22, "COUNTRY CLUB ADD. NO. 8," as per plat recorded in Volume 12 of Plats, pages 17 and 18, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated April 20, 2004

 
Donald A. Tapley Debra J. Tapley

APR 30 2004

Amount Paid \$ 7048.80
Skagit Co. Treasurer
By  Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Donald A. Tapley and Debra J. Tapley the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 27, 2004



CARRIE HUFFER
STATE OF WASHINGTON
NOTARY — — PUBLIC
MY COMMISSION EXPIRES 12-31-07

Carrie Huffer
Notary Public in and for the State of Washington
Residing at Burlington
My appointment expires: 12/31/2007

EXCEPTIONS:

A. Provisions as set forth in the Dedication of said Plat, as follows:

"The right contained in the dedication of the plat to make all necessary slopes for cuts and fills and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a natural course, in the reasonable original grading of the roads and ways shown hereon. Following reasonable original grading of the roads and ways hereon no drainage waters on any lot or lots shall be diverted or any waters blocked from their natural course so as to discharge upon any public road right of way or to hamper proper road drainage. Any enclosing of drainage waters in the culverts or drains or re-routing thereof across any lot as may be undertaken by or for the owner of any lot, shall be done by and at the expense of such owner."

B. Easement provisions as set forth on the face of said Plat, as follows:

"An easement is hereby reserved for and granted to Puget Sound Power & Light Company, Nationwide Cablevision Company and Continental Telephone Company and their respective successors and assigns under and upon the exterior seven feet parallel and adjacent to the street frontage of all lots, in which to install, lay, construct, review, operate and maintain underground conduits, cables and wires with necessary facilities and other equipment for the purpose of serving the subdivision and other property with electric, television and telephone service, together with the right to enter upon lots at all times for the purposes stated."

C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN, AS HERETO ATTACHED.

Declaration Dated: July 25, 1978
Recorded: July 25, 1978
Auditor's No.: 884237
Executed By: D-C Land and Development, Inc., a Washington corporation,
David Dujardin, President

Said covenants were amended by instruments recorded October 25, 1989 and March 13, 1991, under Auditor's File Nos. 8910250018 and 9103130041, respectively.

ADDITIONAL AMENDMENT:

Recorded: May 10, 1999
Auditor's No.: 9905100073

According to instrument recorded December 15, 1992, under Auditor's File No. 9212150052, a Architectural Control Committee is formed consisting of Gene Pearce, Glen Emmerton and Price Hale.

D. A 20 foot building set back line for creation of buffer zone as delineated on the face of said Plat.

Affects: The Westerly 20 feet

E. Provision as set forth on the face of said Plat, as follows:

"Trees larger than 4 inches in diameter shall not be cut within 20 foot buffer zone."



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