

When recorded return to:
William Kenneth Kring and Linda Moore Kurth
2010 NE 123rd Ave.
Vancouver, WA 98684



201009160067
Skagit County Auditor

9/16/2010 Page 1 of 2 3:49PM

Filed for record at the request of:



425 Commercial, PO BOX 638
Mount Vernon, WA 98273
Order No.: 620011496

STATUTORY WARRANTY DEED

THE GRANTOR(S) Matthew G. Bouzek and Jana R. Bouzek, husband and wife
for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration
in hand paid, conveys, and warrants to William Kenneth Kring and Linda Moore Kurth, husband and
wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 49, THUNDERBIRD EAST SECOND ADDITION, according to the plat thereof, recorded in
Volume 12 of Plats, pages 80 and 81, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Parcel Number(s): 4411-000-049-0008 P81826

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Schedule B, Special Exceptions, Paragraphs 1 thru 4, Chicago Title Insurance Company order
620011496, which is attached hereto and made a part hereof; and Skagit County Right To Farm
Ordinance, which is attached.

Dated: September 10, 2010

[Signature]
Matthew G. Bouzek
[Signature]
Jana R. Bouzek

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

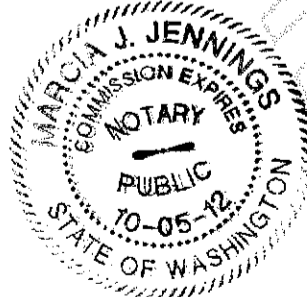
2020
SEP 16 2010

Amount Paid \$ 4722.⁰⁰
Skagit Co. Treasurer
By [Signature] Deputy

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Matthew G. Bouzek and Jana R. Bouzek are
are the person(s) who appeared before me, and said person(s) acknowledged that they signed this of
instrument and acknowledged it to be their free and voluntary act for the uses and purposes
mentioned in this instrument.

Dated: September 13, 2010
[Signature]
Name: Marcia J. Jennings
Notary Public in and for the State of Washington,
Residing at: Sedro-Woolley, WA



My appointment expires: 10/5/2012

EXHIBIT "A"
Exceptions

SPECIAL EXCEPTIONS

1. Easement provisions contained on the face of said plat, as follows:

An easement is hereby reserved for and granted to Puget Sound Power and Light Company, the Continental Telephone Company of the Northwest, the Cascade Natural Gas Corporation, the Public Utility District No. 1 of Skagit County, and Nationwide Cablevision, Inc., and their respective successors or assigns, under and upon the exterior 7 feet parallel with and adjacent to the street frontage of all lots, together with those specific easements as shown hereon, in which to install, lay, construct, renew, 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, telephone, gas, water and television service, together with the right to enter upon the lots at all times for the purposes stated.

2. Easement contained in Dedication of said plat;
For: All necessary slopes for cuts and fills
Affects: Any portions of said premises which abut upon streets, avenues, alleys and roads

3. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;

Recorded: March 7, 1980
Auditor's No.: 8003070038, records of Skagit County, Washington
Executed By: Keith S. Johnson and Alison R. Johnson, husband and wife

AMENDED by instrument:
Recorded: October 21, 1980
Auditor's No.: 8010210014, records of Skagit County, Washington

4. Standard Participation Contract, including the terms and conditions thereof
Between: The City of Mount Vernon; and Keith S. Johnson
Dated: February 23, 1981
Recorded: February 24, 1981
Auditor's No.: 8102240052, records of Skagit County, Washington
For: Sewer connection

Said agreement provides that it is a covenant running with the land.

Skagit County Right To Farm Ordinance

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.

