



201106150063  
Skagit County Auditor

6/15/2011 Page 1 of 3 1:57PM

WHEN RECORDED RETURN TO  
CAREN A. CORONA  
529 EAST MAGNOLIA AVENUE  
BURLINGTON, WASHINGTON 98233

CHICAGO TITLE  
620012858



CHICAGO TITLE COMPANY

5127083

STATUTORY WARRANTY DEED

THE GRANTOR(S)  
NORTHWEST PLUS CREDIT UNION

for and in consideration of  
TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION

in hand paid, conveys and warrants to  
CAREN A. CORONA, *a single woman*

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

PARCEL A:

Lots 3 and 4, Block 7, AMENDED PLAT OF BURLINGTON, according to the plat thereof, recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington;

TOGETHER WITH the North 20 feet of vacated Magnolia Street abutting said premises on the South.

Situated in Skagit County, Washington.

PARCEL B:

Lots 3 and 4, Block 1, WALLACE ADDITION TO BURLINGTON, according to the plat thereof recorded in Volume 6 of Plats, page 4, records of Skagit County, Washington.

Situated in Skagit County, Washington

SUBJECT TO: EXCEPTIONS SET FORTH ON ATTACHED EXHIBIT "A" AND BY THIS REFERENCE MADE A PART HEREOF AS IF FULLY INCORPORATED HEREIN.

Tax Account Number(s): P71317 AND P72875

Dated: JUNE 10, 2011

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

# 1750  
JUN 15 2011

Amount Paid \$ 1458.19  
Skagit Co. Treasurer  
By *mlm* Deputy

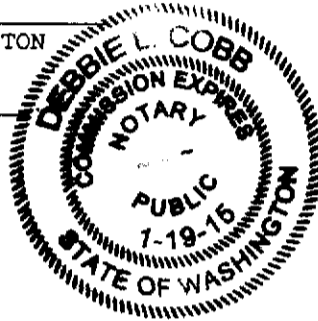
*[Signature]*  
NORTHWEST PLUS CREDIT UNION

STATE OF WASHINGTON ss COUNTY OF  
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT  
Nancy K Bolling IS THE PERSON WHO APPEARED  
BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT She SIGNED  
THIS INSTRUMENT, ON OATH STATED THAT She WAS  
AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS  
OF TO BE THE  
FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES  
MENTIONED IN THE INSTRUMENT.

DATED: 6-10-11

Debbie L. Cobb  
NOTARY SIGNATURE

PRINTED NAME: Debbie L. Cobb  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT Arlington  
MY APPOINTMENT EXPIRES 7-19-15



NOTARY/RDA/092100



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CHICAGO TITLE COMPANY

EXHIBIT A

Escrow No.: 5127083

Easement, including the terms and conditions thereof, granted by instrument(s);

Recorded: February 5, 1985

Auditor's No(s): 8502050001, records of Skagit County, Washington

In favor of: Utility companies

For: Construction and maintenance of utilities

Note: Exact location and extent of easement is undisclosed of record.

Public and/or private easements, if any, reserved in that vacated portion of Magnolia Street.

Agreement, including the terms and conditions thereof; entered into;

By: L.A. Hendricks

And Between: Joel Douglas

Recorded: August 25, 1981

Auditor's No. 8108250025, records of Skagit County, Washington

Providing: Regarding zoning

Reservations contained in deed:

Recording Date: August 10, 2007

Recording No.: 200708100120

Regarding: Skagit County Right to Farm Ordinance

Right of any party interested to sue or petition to have set aside, modified or contest a judicial or non-judicial foreclosure or forfeiture, or any deed pursuant hereto, through which title to the Land is derived; and any liens, encumbrances and/or ownership interests which may exist as a result of any acts or omissions of the foreclosing parties, or as a result of such suit or petition.

POSSIBLE RIGHTS OF BORROWER UNDER THE SERVICEMEMBER'S CIVIL RELIEF ACT OF 2003. THIS EXCEPTION MAY BE CLEARED IF WE RECEIVE PROOF THAT THE BORROWER ON THE FORECLOSED DEED OF TRUST IS NOT PROTECTED BY THE TERMS OF THE SERVICEMEMBER'S CIVIL RELIEF ACT OF 2003 (108 P.L. 189, 117 STAT. 2835; 2003 ENACTED H.R. 100)

WE MUST BE PROVIDED WITH PROOF THAT MICHAEL L. WOODWORTH OR ANY OTHER PARTY HOLDING THROUGH MICHAEL L. WOODWORTH, HAS SURRENDERED POSSESSION.

Assessments, if any, levied by City of Burlington.

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

EXHIBIT/RDA/0999



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