



201107270020

Skagit County Auditor

7/27/2011 Page

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3 10:47AM

WHEN RECORDED RETURN TO
DAVID W. COOK
6810 34TH AVENUE N.E.
SEATTLE, WASHINGTON 98115

CHICAGO TITLE COMPANY

CHICAGO TITLE

020013452

5106261

STATUTORY WARRANTY DEED

THE GRANTOR(S)

KARL KENT HUNNICUTT AND BERTHA IRMA HUNNICUTT, HUSBAND AND WIFE

for and in consideration of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION

in hand paid, conveys and warrants to

DAVID W. COOK AND SANDRA L. COOK, HUSBAND AND WIFE

the following described real estate situated in the County of SKAGIT

State of Washington:

TRACT 12, SHOREWOOD, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 9 OF PLATS, PAGES 82 AND 83, 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.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2245

JUL 27 2011

Amount Paid \$ 8727.⁰⁰
Skagit Co. Treasurer
By *MAM* Deputy

Abbreviated Legal: TRACT 12, SHOREWOOD

Tax Account Number(s): 4000-000-012-0008

Dated: JULY 25, 2011

Karl Kent Hunnicutt
KARL KENT HUNNICUTT

Bertha Irma Hunnicutt
BERTHA IRMA HUNNICUTT

STATE OF WASHINGTON
COUNTY OF SNOHOMISH

SS

ON THIS 26 DAY OF July, 2011 BEFORE ME, THE
UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY
COMMISSIONED AND SWORN, PERSONALLY APPEARED KARL KENT HUNNICUTT AND
BERTH IRMA HUNNICUTT KNOWN TO ME TO BE THE INDIVIDUAL(S) DESCRIBED IN
AND WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT they
SIGNED AND SEALED THE SAME AS their FREE AND VOLUNTARY ACT AND DEED,
FOR THE USES AND PURPOSES HEREIN MENTIONED.



NOTARY SIGNATURE

PRINTED NAME: Wendy R Green
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT Everett
MY COMMISSION EXPIRES ON JAN 13 2014.



NOTARY/RDA/092100



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CHICAGO TITLE COMPANY

EXHIBIT A

Escrow No.: 5106261

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

Recorded: March 5, 1937
Auditor's No(s): 287328, records of Skagit County, Washington
In favor of: Puget Sound Power and Light
For: Construction, maintenance and electrical transmission and distribution line
Affects: Prohibition against blasting

Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 SHOREWOOD:

Recording No: 731984

Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, 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;

Declaration Dated: October 21, 1969
Recorded: October 21, 1969
Auditor's No(s): 732167, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: October 5, 1982
Auditor's No(s): 8210050015, records of Skagit County, Washington

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

Recorded: November 16, 1993
Auditor's No(s): 9311160158, records of Skagit County, Washington
In favor of: Swinomish Utility and Environmental Services Authority
For: Water Lines

Reservation contained in deed:

Recording Date: January 2, 2007
Recording No.: 200701020126
Regarding: Skagit County Right to Farm Ordinance

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.

EXHIBIT/RDA/0999



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