

When recorded return to:
HUSTON PROPERTIES, LLC, a Washington
limited liability company
P. O. Box 457
Sedro Woolley, WA 98284



201107290117
Skagit County Auditor

7/29/2011 Page 1 of 3 2:12PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620013469

CHICAGO TITLE
620013469

STATUTORY WARRANTY DEED

THE GRANTOR(S) Barbara Jean Walch, an unmarried woman
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to HUSTON PROPERTIES, LLC, a Washington limited liability
company

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

Abbreviated Legal: Tract C, Skagit County Short Plat No. 36-76, as more fully described in Exhibit
"A", which is attached hereto and made a part hereof.

Tax Parcel Number(s): P36606, 350414-2-004-0209

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Schedule B, Special Exceptions, Chicago Title Insurance Company Order 620013469; and Skagit
County Right To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: July 27, 2011

Barbara Jean Walch
Barbara Jean Walch

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2288

JUL 29 2011

Amount Paid \$ 1518.00
Skagit Co. Treasurer
By [Signature] Deputy

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Barbara Jean Walch

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they)
signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes
mentioned in the instrument.

Dated: July 28, 2011

Marcia J. Jennings
Name: Marcia J. Jennings
Notary Public in and for the State of WA
Residing at: Sedro-Woolley, WA
My appointment expires: 10/5/2012

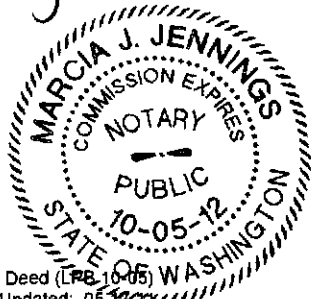


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P36606 and 350414-2-004-0209

PARCEL A:

Tract C, SKAGIT COUNTY SHORT PLAT NO. 36-76, approved January 4, 1977, and recorded January 10, 1977, in Volume 2 of Short Plats, page 13, under Auditor's File No. 848992, records of Skagit County, Washington; being a portion of the Northeast Quarter of the Northwest Quarter of Section 14, Township 35 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington

PARCEL B:

An easement for ingress, egress and utilities over and across Sheila Lane as delineated on the face of SKAGIT COUNTY SHORT PLAT NO. 36-76, approved January 4, 1977, and recorded January 10, 1977, in Volume 2 of Short Plats, page 13, under Auditor's File No. 848992, records of Skagit County, Washington; being a portion of the Northeast Quarter of the Northwest Quarter of Section 14, Township 35 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington



EXHIBIT "B"
Exceptions

SPECIAL EXCEPTIONS

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: May 29, 1981
Auditor's No(s): 8105290026, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: As constructed on Sheila Lane

2. 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 SKAGIT COUNTY SHORT PLAT NO. 36-76:

Recording No: 848992

3. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: January 10, 1977
Recording No.: 848922
Matters shown: Fence

4. Agreement, including the terms and conditions thereof, entered into;
By: Julian C. Ramon and Santos O. Ramon
And Between: Richard L. Smith
Recorded: August 18, 1981
Auditor's No. 8108180038, records of Skagit County, Washington
Providing: Shared Well Agreement

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

General and special taxes and charges, payable February 15, delinquent if first half unpaid on May 1, second half delinquent if unpaid on November 1 of the tax year.

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.

