

When recorded return to:

Timothy A. Rawlins and Beth Ann Rawlins
952 Homestead Drive
Burlington, WA 98233



201110180141

Skagit County Auditor

10/18/2011 Page

1 of

4 11:07AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620013481

CHICAGO TITLE

620013481

STATUTORY WARRANTY DEED

THE GRANTOR(S) Brent Craver and Michelle Craver, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Timothy A. Rawlins and Beth Ann Rawlins, husband and wife

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

Lot 18, HOMESTEAD PLACE, according to the plat thereof, recorded December 1, 2004, under Auditor's File No. 200412010051, and amended May 6, 2005, under Auditor's File No. 200505060135, records of Skagit County, Washington.

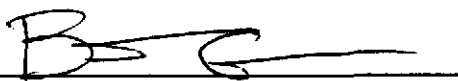
Situated in Skagit County, Washington.

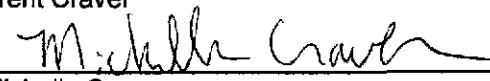
Tax Parcel Number(s): P122262, 4846-000-018-0000

Subject to: Covenants, conditions restrictions and easements of record

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: October 12, 2011


Brent Craver


Michelle Craver

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20113117

OCT 18 2011

Amount Paid \$ 4668.60
Skagit Co. Treasurer
By nam Deputy

STATUTORY WARRANTY DEED

(continued)

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that

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

Dated: October 12 2011

MARCIE K. PALECK

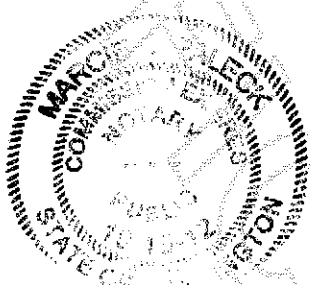
Marcie K. Paleck

Name:

Notary Public in and for the State of Washington

Residing at: 19001st Avenue NW

My appointment expires: October 15 2012



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EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: November 11, 2004
Auditor's No(s): 200410110031, 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:

Easement No. 1: All streets and road right-of-way as now or hereafter designed, platted and/or constructed within the above described property. (When said streets and road are dedicated to the public, this clause shall become null and void.)

Easement No. 2: A strip of land 15 feet in width across all lots, tracts and open spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road rights-of-way

Said instrument is a re-recording of instrument (s);

Recorded: July 26, 2004

Auditor's File No(s): 200407260154, records of Skagit County, Washington

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 HOMESTEAD PLACE:

Recording No: 200412010051 and amended under 200505060135

3. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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:

Recorded: December 14, 2004

Auditor's No(s): 200412140045, records of Skagit County, Washington

Executed By: Homestead NW Dev. Co.

4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);

Recorded: December 14, 2004

Auditor's No(s): 200412140045, records of Skagit County, Washington

Imposed By: Homestead Place Owners Association

5. Note on the face of Short Plat No. Burl 3-99, as follows:

If there is development of more than one single family residence, or further subdivision of Lot 2, improvements to Sharon Street shall be made per City of Burlington Municipal Code Chapter 12.28 (Street Standards).

6. Reservations contained in deed:

Recording Date: December 8, 2005

Recording No.: 200512080098

Regarding: Skagit County Right to Farm Ordinance

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

8. Assessments, if any, levied by City of Burlington.

9. Assessments, if any, levied by Homestead Place Owner's Association.



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EXHIBIT "A"

Exceptions

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.



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