

When recorded return to:  
Gerry L. Kincheloe  
4020 Pueblo Heights  
Mount Vernon, WA 98273



201110180178  
Skagit County Auditor

10/18/2011 Page 1 of 3 1:46PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620013442

CHICAGO TITLE

620013442

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Gregory W. Holden and Lorna Holden, 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 Gerry L. Kincheloe, a single person, as his separate estate  
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 112, THUNDERBIRD EAST FIRST ADDITION, according to the plat thereof, recorded in  
Volume 12 of Plats, pages 20 through 22, records of Skagit County, Washington.

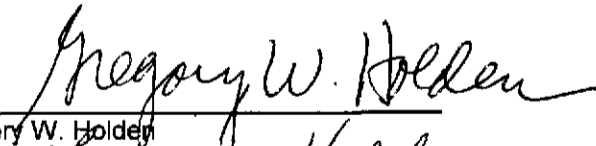
Situated in Skagit County, Washington.

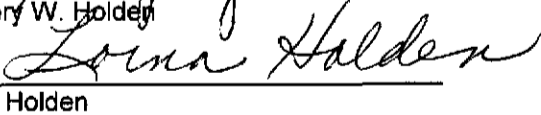
Tax Parcel Number(s): P80865, 4379-000-112-0000

Subject to: Covenants, conditions, restrictions and easements of record:

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

Dated: October 3, 2011

  
\_\_\_\_\_  
Gregory W. Holden

  
\_\_\_\_\_  
Lorna Holden

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20113129

OCT 18 2011

Amount Paid \$ 4631.<sup>22</sup>  
Skagit Co. Treasurer  
By *ham* Deputy

STATUTORY WARRANTY DEED  
(continued)

State of WASHINGTON

COUNTY of SKAGIT

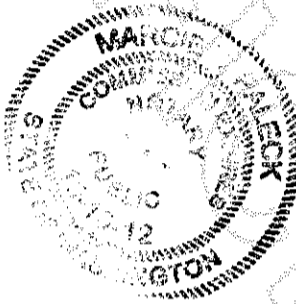
I certify that I know or have satisfactory evidence that  
GREGORY W. HALDEN AND WIRNA HOLDEN  
is/are the person(s) who appeared before me, and said person(s) acknowledged that  
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: October 3, 2011

MARCIE K. PALECK

Marcie Paleck

Name: \_\_\_\_\_  
Notary Public in and for the State of WASHINGTON  
Residing at: MOUNT VERNON, WA  
My appointment expires: October 15, 2012



**EXHIBIT "A"**  
Exceptions

1. 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 THUNDERBIRD EAST FIRST ADDITION:

Recording No: 882890

2. Agreement, including the terms and conditions thereof, entered into:  
By: City of Mount Vernon  
And Between: Brachvogel Construction  
Recorded: October 23, 1979  
Auditor's No.: 7910230003, records of Skagit County, Washington  
Providing: Sewer Connection

3. Covenants, conditions, and restrictions contained in declaration 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;  
Recorded: September 7, 1978  
Auditor's No.: 886974, records of Skagit County, Washington  
Executed By: Keith S. Johnson and Alison R. Johnson, husband and wife

4. Reciprocal Easement Agreement and the terms and conditions thereof:

Recording Date: March 13, 2008  
Recording No.: 200803130077  
Regarding: Landscaping

5. Assessments, if any, levied by City of Mount Vernon.  
6. City, county or local improvement district assessments, if any.

**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.

