

When recorded return to:

Dick L. Millenaar and Wilma Millenaar
1711 Bakerview Court
Anacortes, WA 98221



201205240018
Skagit County Auditor

5/24/2012 Page 1 of 4 10:24AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620015511

CHICAGO TITLE
620015511

STATUTORY WARRANTY DEED

THE GRANTOR(S) Charles W. Farris and Joseline M. Farris, 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 Dick L. Millenaar and Wilma Millenaar, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 5, City of Anacortes Short Plat No. ANA-93-006, approved November 28, 1994 and recorded
December 8, 1994, under Auditor's File No. 9412080057, in Volume 11 of Short Plats, page 153,
records of Skagit County, Washington; being a portion of the Southwest Quarter of the Southeast
Quarter of Section 24, Township 35 North, Range 1 East of the Willamette Meridian;

Situated in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P107697, 350124-4-064-0400

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

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

Dated: May 17, 2012

Charles W. Farris

Joseline M. Farris

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20121498

MAY 24 2012

Amount Paid \$ 4277.⁰⁰
Skagit Co. Treasurer
By Deputy

STATUTORY WARRANTY DEED

(continued)

State of Wyoming
County of Laramie

I certify that I know or have satisfactory evidence that Charles W. Farris & Joseline M. Farris
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: 5/22/12

Stacie L. Bryson
Name: Stacie L. Bryson
Notary Public in and for the State of WY
Residing at: 581005290 Ave #102
My appointment expires 5/13/14

STACIE L. BRYSON
Notary Public
Laramie County
Wyoming
My Commission Expires 5/13/14



EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument
Recorded: October 19, 1967
Auditor's No.: 705885, records of Skagit County, WA
In favor of: Cascade Natural Gas Corporation, a Washington corporation
For: Oil and gas pipelines

NOTE: Exact location is undisclosed
2. Easement, including the terms and conditions thereof, granted by instrument
Recorded: September 19, 1994
Auditor's No.: 9409190097, records of Skagit County, WA
In favor of: Puget Sound Power and Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
3. 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 City of Anacortes Short Plat No. AN-84-002:

Recording No: 8409250019
4. 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 City of Anacortes Short Plat No. ANA-93-006:

Recording No: 9412080057
5. Covenant and provisions set forth in instrument
Recorded: October 17, 1984
Auditor's No.: 8410170060, records of Skagit County, WA
As follows: Grantees shall not open up access and utility easement as shown on Short Plat unless the existing access is denied.
6. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, but omitting any covenant 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 by does not discriminate against handicap persons.
Recorded: July 3, 1995
Auditor's No.: 9507030083, records of Skagit County, WA

Said instrument being a re-record of Auditor's File No. 9506220075, records of Skagit County, Washington.
7. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: December 16, 1994
Auditor's No(s): 9412160068, records of Skagit County, Washington
In favor of: SSC, Inc.
For: Ingress, egress and utilities
8. Any rights, interests, or claims which may exist or arise by reason of the following matters



EXHIBIT "A"
Exceptions

disclosed by survey,

Recording Date: December 8, 1994
Recording No.: 9412080057
Matters shown: Fence

9. Assessments, if any, levied by City of Anacortes.
10. 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.

