



201209100105  
Skagit County Auditor

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**When recorded return to:**

Joseph Frederick Herzig and Sheila Ellen Herzig,  
Co-Trustees and Beneficiaries of the Herzig Joint  
living Trust dated March 9, 1999  
12646 Wedgewood Drive  
Burlington, WA 98233

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620016478

CHICAGO TITLE  
620016478

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Robert E. Carney and Barbara E. Carney, Co-Trustees of the Carney Family  
Revocable Trust U/I/D 08-08-02

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

in hand paid, conveys, and warrants to Joseph Frederick Herzig and Sheila Ellen Herzig, Co-Trustees  
and Beneficiaries of the Herzig Joint living Trust dated March 9, 1999

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

Lot 23, "Country Club Add. No. 8," as per the plat thereof, recorded in Volume 12 of Plats, Pages  
17 and 18, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

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

Tax Parcel Number(s): P80815/4377-000-023-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20122831  
SEP 10 2012

Amount Paid \$ 6573.<sup>00</sup>  
Skagit Co. Treasurer  
By *[Signature]* Deputy

STATUTORY WARRANTY DEED  
(continued)

Dated: September 6, 2012

Robert E. Carney and Barbara E. Carney, Co-Trustees of the Carney Family Revocable Trust U/I/D  
08-08-02

BY: Robert E. Carney  
Robert E. Carney  
Trustee

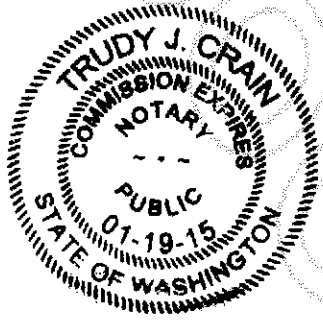
BY: Barbara E. Carney  
Barbara E. Carney  
Trustee

State of WASH  
County of Skagit

I certify that I know or have satisfactory evidence that Robert E. Carney +  
Barbara E. Carney  
is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they)  
signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and  
acknowledged it as the \_\_\_\_\_ of \_\_\_\_\_ to be the  
free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 9-6-12

[Signature]  
Name: Tracy J. Crain  
Notary Public in and for the State of WA  
Residing at: Abu  
My appointment expires: 1-19-15



**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 COUNTRY CLUB ADD. NO. 8:

Recording No: 880544

2. Easement, including the terms and conditions thereof, granted by instrument:  
Recorded: April 23, 1954  
Auditor's No.: 505530, records of Skagit County, Washington  
In favor of: Trans Mountain Oil Pipeline Corporation  
For: Oil pipeline together with ingress and egress

Note: Exact location and extent of easement is undisclosed of record

3. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, 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: July 25, 1978

Auditor's No.: 884237, records of Skagit County, Washington

Executed by: D & C Land and Development Inc., a Washington Corporation

AMENDED by instrument:

Recorded: October 25, 1989, March 13, 1991, and May 10, 1999

Auditor's No.: 8910250018, 9103130041, and 9905100073, records of Skagit County, Washington

4. Assessments, if any, levied by Burlington Sewer District.
5. 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.



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