

When recorded return to:

Christopher Joseph Cabe and Kathryn Louise Hoffman Cabe
565 Poplar Place
Burlington, WA 98233



201209140103
Skagit County Auditor

Recorded at the request of:

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File Number: 104312

Statutory Warranty Deed

104312-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Roger D. Omholt, Personal Representative of The Estate of Archie H. Omholt, deceased under County Case No. 12-4-00250-9 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Christopher Joseph Cabe and Kathryn Louise Hoffman Cabe, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 14, Monroe Street Addn.

Tax Parcel Number(s): P107044, 4640-000-014-0003

Lot 14, Plat of Monroe Street Addition, according to the plat thereof recorded in Volume 16 of Plats, pages 10 through 12, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 9/05/2012

The Estate of Archie H. Omholt, deceased under
County Case No. 12-4-00250-9

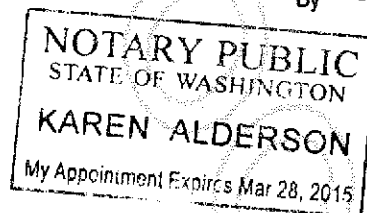
Roger D. Omholt

By: Roger D. Omholt, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20122904
SEP 14 2012

Amount Paid \$ 3209.⁰⁰
Skagit Co. Treasurer
By *mdm* Deputy



STATE OF Washington }
County of Skagit , SS:

I certify that I know or have satisfactory evidence that Roger D. Omholt
signed this instrument, on oath stated that He is
authorized to execute the instrument and acknowledged it as the Personal Representative
of The Estate of Archie H. Omholt to be the free and voluntary act of such
party for the uses and purposes mentioned in this instrument.

Dated: 9.10.12

Karen Alderson
Printed Name: Karen Alderson
Notary Public in and for the State of Washington
Residing at Bellingham
My appointment expires: 3-28-15

Exhibit "A"

EXCEPTIONS:

A. EASEMENT AND PROVISIONS CONTAINED THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: August 25, 1994
Recorded: September 12, 1994
Auditor's No: 9409120091
Purpose: Right to enter said premises to operate, maintain and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a danger to said lines

Location:

Being located as constructed or to be constructed on the above-described property, generally described as follows:

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

Easement No. 2: A strip of land 10 feet in width across all lots, tracts and spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road rights-of-ways.

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: November 16, 1994
Recorded: November 16, 1994
Auditor's No: 9411160060
Executed by: Kendall D. Gentry and Nancy F. Gentry, husband and wife



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