

When recorded return to:  
Lance J Campbell and Jamie E Campbell  
3801 E College Way  
Mount Vernon, WA 98273



201211210131  
Skagit County Auditor

11/21/2012 Page 1 of 4 3:38PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620017356

CHICAGO TITLE

STATUTORY WARRANTY DEED

THE GRANTOR(S) David Lee Anderson and Jodee Lyn Anderson, 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 Lance J Campbell and Jamie E Campbell, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:

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

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

Lot(s): TRACT 1 5 ACRES MEDIUM PLAT NO. 524-82

Tax Parcel Number(s): P27908 / 340426-3-007-0102

Subject to:

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

Dated: November 21, 2012

*David Lee Anderson*  
David Lee Anderson

*Jodee Lyn Anderson*  
Jodee Lyn Anderson

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20123727  
NOV 21 2012

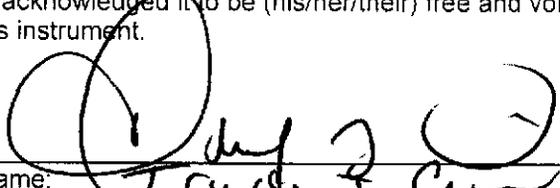
Amount Paid \$ 4455.<sup>00</sup>  
Skagit Co. Treasurer  
By *mbm* Deputy

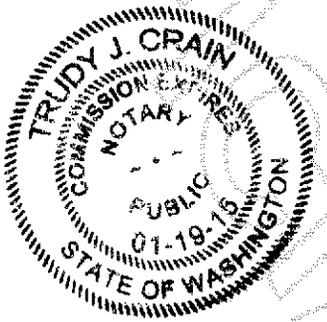
STATUTORY WARRANTY DEED  
(continued)

State of WASH  
County of Skagit

I certify that I know or have satisfactory evidence that  
David Lee Anderson + Jodee Lynn Anderson  
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: 11-21-12

  
Name: Trudy J. Crain  
Notary Public in and for the State of WA  
Residing at: only, WA  
My appointment expires: 1-19-15



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P27908 / 340426-3-007-0102**

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**PARCEL A:**

Tract 1, THAT CERTAIN 5 ACRE MEDIUM PLAT NO. 524-82, approved February 28, 1982, and recorded March 17, 1983, in Volume 6 of Short Plats, page 53 (document says Volume 6 of Plats, page 53), under Auditor's File No. 8303170001, records of Skagit County, Washington; being a portion of the Northwest Quarter of the Southwest Quarter of Section 26, Township 34 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington

**PARCEL B:**

TOGETHER WITH and subject to that certain 60 foot wide easement for ingress, egress and utilities as said easement is delineated on the face of THAT CERTAIN 5 ACRE MEDIUM PLAT NO. 524-82, approved February 28, 1982, and recorded March 17, 1983, in Volume 6 of Short Plats, page 53 (document says Volume 6 of Plats, page 53), under Auditor's File No. 8303170001, records of Skagit County, Washington; being a portion of the Northwest Quarter of the Southwest Quarter of Section 26, Township 34 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington



**EXHIBIT "B"**  
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 5 ACRE MEDIUM PLAT NO. 524-82:

Recording No: 8303170001

2. Exceptions and reservations contained in deed whereby the grantor excepts and reserves all oil, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working the same and providing that such rights shall not be exercised until provision has been made for full payment of all damages sustained by reason of such entry

Grantor: Atlas Lumber Company  
Recording No.: 111564

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

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.

