

When recorded return to:

Kyle Thomas
Amy Thomas
12021 Chinook Drive
Burlington, WA 98233



201301110150
Skagit County Auditor

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Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620017010

CHICAGO TITLE
620017010

STATUTORY WARRANTY DEED

THE GRANTOR(S) Maxcien Stafford, an unmarried individual

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

in hand paid, conveys, and warrants to Amy Thomas, an unmarried individual; and Kyle Thomas, an unmarried individual

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

Lot 3, WEST VIEW ACRES SUBDIVISION, according to the plat thereof, recorded in Volume 7 of Plats, page 35, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P70243/4037-000-003-0006

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in Schedule B, Special Exceptions, Chicago Title Company Order 620017010; and Skagit County Right To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: January 4, 2013

Maxcien E. Stafford
Maxcien Stafford

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

201392
JAN 11 2013

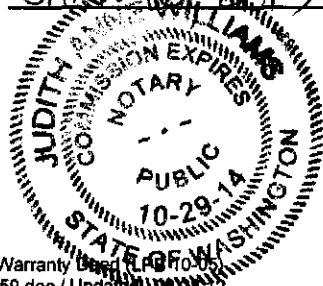
Amount Paid \$ 2230.00
Skagit Co. Treasurer
By man Deputy

State of WASHINGTON
COUNTY of SKAGIT

I certify that I know or have satisfactory evidence that

MAXCIEN STAFFORD
(s)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: JAN 10 2013



Judith Anne Williams
Name: JUDITH ANNE WILLIAMS
Notary Public in and for the State of WA
Residing at: STANWOOD, WA
My appointment expires: 10/29/14

SCHEDULE "B"
Special Exceptions

1. 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;
Recorded: March 31, 1955
Auditor's No.: 515509, records of Skagit County, Washington
2. City, county or local improvement district assessments, if any.

General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1 of the tax year.

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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Skagit County Auditor