



201301290051

Skagit County Auditor

1/29/2013 Page 1 of 3 3:28PM

When recorded return to:

Aaron J Manley and Karma J Manley
4506 Bryce Drive
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620016834

CHICAGO TITLE

620016834

STATUTORY WARRANTY DEED

THE GRANTOR(S) Scott C Larson and Susan E Larson, 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 Aaron J Manley and Karma J Manley, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 22, SKYLINE DIVISION NO. 10, according to the plat thereof, recorded in Volume 9 of Plats,
pages 117 Through 120, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P59932/3826-000-022-0000

Subject to:

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

Dated: January 4, 2013

Scott C Larson
Scott C Larson

Susan E Larson
Susan E Larson

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2013303

JAN 29 2013

Amount Paid \$ 5345.⁰⁰
Skagit Co. Treasurer
By man Deputy

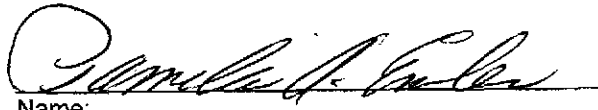
STATUTORY WARRANTY DEED
(continued)

State of Kansas
of Johnson County

I certify that I know or have satisfactory evidence that

Scott C. Larson & Susan E. Larson
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: 1-25-2013


Name: _____
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: 3-19-15

PAMELA A. EMLER
Notary Public-Notary Seal
State of Kansas
County of Johnson



201301290051
Skagit County Auditor

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 SKYLINE DIVISION NO. 10:

Recording No: 753632

2. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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;
Recorded: June 7, 1971
Auditor's No(s): 753631, records of Skagit County, Washington
Executed By: Skyline Associates, a limited partnership, Harry Davidson, general partner

AMENDED by instrument(s):

Recorded: April 19, 2004; June 28, 2005; and January 6, 2006
Auditor's No(s): 200404190151, 200506280155 and 200601060083, records of Skagit County, Washington

3. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: June 21, 1978
Auditor's No(s): 884018, records of Skagit County, Washington
Imposed By: Skyline Beach Club, Inc.
4. Any rights, interests, or claims which may exist or arise by matters disclosed by survey,
Recording Date: June 26, 2002
Recording No.: 200206260019
5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by City of Anacortes.
7. Assessments, if any, levied by Skyline Beach Club, Inc..

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.

