

When recorded return to:  
Ryan J Carmichael and Amanda L Carmichael  
4612 Camano Place  
Anacortes WA 98221



201304180112  
Skagit County Auditor  
4/18/2013 Page 1 of 3 3:03PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620015918

CHICAGO TITLE  
620015918

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Ruth A Eide, an unmarried person  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Ryan J Carmichael and Amanda L Carmichael, husband and  
wife

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

Lot 163, CLEARIDGE, DIVISION II, according to the plat thereof, recorded in Volume 13 of Plats,  
pages 57 through 59, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P82616/4449-000-163-0004

Subject to:

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

Dated: April 4, 2013

Ruth A Eide

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20131373  
APR 18 2013

Amount Paid \$ 7,641.20  
Skagit Co. Treasurer  
By *[Signature]* Deputy

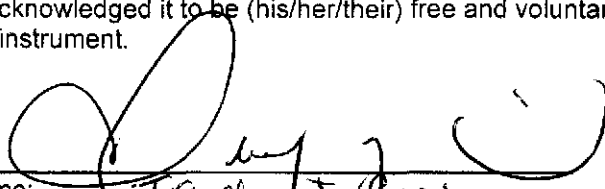
STATUTORY WARRANTY DEED  
(continued)

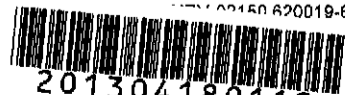
State of Wash  
County of Skagit

I certify that I know or have satisfactory evidence that

Ruth A. Eide  
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: 4-17-13

  
Name: Tracy J. Jones  
Notary Public in and for the State of Wash  
Residing at: only  
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 CLEARIDGE DIVISION II:

Recording No: 8204220013

2. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, 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: April 27, 1982

Auditor's No(s): 8204270057, records of Skagit County, Washington

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 10, 2005

Recording No.: 200506100132

3. Covenants together with provisions for future charges and assessments as provided for in the By-Laws of Clearidge Homeowners' Association;

Recorded: September 28, 1990

Recording No.: 9009280073, records of Skagit County, WA

4. City, county or local improvement district assessments, if any.
5. Assessments, if any, levied by City of Anacortes.
6. Assessments, if any, levied by Clearidge Homeowner's Association.

**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.

