



201304300098

Skagit County Auditor

\$74.00

4/30/2013 Page

1 of

3 2:05PM

When recorded return to:

Christopher V. Vargas and Cynthia M. Vargas
1105 E. Hazel Ave.
Burlington, WA 98233

Filed for record at the request of:



**CHICAGO TITLE
COMPANY**

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620018103

CHICAGO TITLE

620018103

STATUTORY WARRANTY DEED

THE GRANTOR(S) Francis J. Hart III and Melisa D. Troupe, Unmarried each as their separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Christopher V. Vargas and Cynthia M. Vargas, husband and
wife

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

Lots 10, 11 and the West Half of Lot 12, Block 17, AMENDED PLAT OF BURLINGTON, according
to the plat thereof recorded in Volume 3 of Plats, page 17, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P71390 / 4076-017-012-0001

Subject to:

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

Dated: April 26, 2013

Francis J. Hart III

Melisa D. Troupe

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20131552

APR 30 2013

Amount Paid \$ 2,408.00
Skagit Co. Treasurer

By *mm* Deputy

STATUTORY WARRANTY DEED
(continued)

State of Oklahoma

27th of April 2013

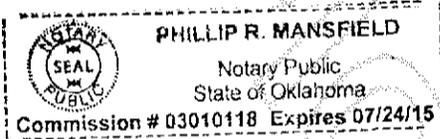
I certify that I know or have satisfactory evidence that

Frankie S. Hart III and Melisa D. Truitt
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: 27th April 2013

Phillip R. Mansfield

Name: Phillip R. Mansfield
Notary Public in and for the State of Oklahoma
Residing at: 1452 Oklahoma, Tulsa
My appointment expires: 7/24/15



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EXHIBIT "A"
Exceptions

1. Assessments, if any, levied by City of Burlington.
2. City, county or local improvement district assessments, if any.

SKAGIT COUNTY RIGHT TO FARM

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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