



201305080057

Skagit County Auditor

\$73.00

5/8/2013 Page

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2 1:56PM

When recorded return to:
Claude A. Flagg and Marilyn Flagg
1120 17th Street
Anacortes, Wa 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620018745

CHICAGO TITLE
620018742

STATUTORY WARRANTY DEED

THE GRANTOR(S) Eldon Richard Bingenheimer and Virginia M. Bingenheimer, 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 Claude A. Flagg and Marilyn Flagg, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lots 11 and 12, Block 52, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY,
WASHINGTON," according to the plat thereof, recorded in Volume 2 of Plats, Page 4, records of
Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P55221, 3772-052-012-0015

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Chicago Title Company Order 620018745, Schedule B, Special Exceptions; and Skagit County Right
To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: May 5, 2013

Eldon Richard Bingenheimer

Virginia M. Bingenheimer

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20131687

MAY 08 2013

Amount Paid \$ 2,942.00
Skagit Co. Treasurer
By Deputy

State of Oklahoma

County Custer of Custer

I certify that I know, or have satisfactory evidence that
Eldon Richard Bingenheimer & Virginia M. Bingenheimer
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: 5/7/13



Name: Brenda Price
Notary Public in and for the State of Oklahoma
Residing at: Wahita County
My appointment expires: _____

SCHEDULE "B"
Special Exceptions

SPECIAL EXCEPTIONS

1. Assessments, if any, levied by City of Anacortes.
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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