

When recorded return to:
Jeffrey L. Keller and Tina L. Keller
2102 Fowler St
Mount Vernon, WA 98274



201305160099
Skagit County Auditor \$74.00
5/16/2013 Page 1 of 3 1:49PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620018325

STATUTORY WARRANTY DEED

THE GRANTOR(S) Michael P. Scott and Janet L. Scott, 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 Tina L. Keller and Jeffrey L. Keller, wife and husband
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 7, "Plat of Hillcrest Estates II," according to the plat thereof, recorded in Volume 14 of Plats,
Pages 199, 200 and 201, records of Skagit County, Washington.

Situate in Skagit, County, Washington


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


Tax Parcel Number(s): P100496 / 4563-000-007-0006

Subject to:

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

Dated: May 6, 2013



Michael P. Scott


Janet L. Scott

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20131804

MAY 16 2013

Amount Paid \$ 3,743.⁰⁰
Skagit Co. Treasurer
By *nam* Deputy

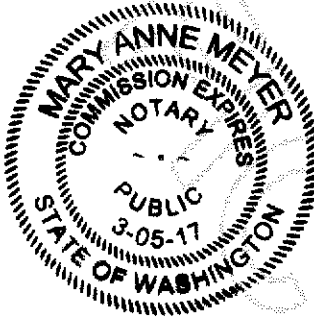
STATUTORY WARRANTY DEED
(continued)

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Michael P. Scott and Janet L. Scott 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: May 6, 2013



Mary Anne Meyer
Name: MARY ANNE MEYER
Notary Public in and for the State of WA
Residing at: Bell-wooley, WA
My appointment expires: 3-5-17



201305160099

EXHIBIT "A"

Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: August 13, 1991
Auditor's No.: 9108130095, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company, a Washington corporation
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: The North 10 feet of said premises
2. 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 PLAT OF HILLCREST ESTATES II:

Recording No: 9110100008
3. 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 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: December 11, 1990 and October 10, 1991
Auditor's No.: 9012110027 and 9110100009, records of Skagit County, Washington
Executed By: Ware Properties, 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.

