



201306070150

Skagit County Auditor

6/7/2013 Page

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\$74.00

3 3:54PM

When recorded return to:

Jonathan S. Sjogren
2176 7 Sterling Dr
Sedro Woolley WA 98284

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620018635

CHICAGO TITLE 620018635

STATUTORY WARRANTY DEED

THE GRANTOR(S) Levi Davies and Julie Davies, 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 Jonathan S. Sjogren, an unmarried man
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 11, MEDCALF'S ADDITION, as per plat thereof recorded in Volume 7 of Plats, page 41,
records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P67428 / 3954-000-011-0007

Subject to: Covenants, conditions, restrictions and easements of record and the Skagit County Right to
Farm Ordinance, which are attached hereto and made a part hereof.

Dated: June 7, 2013

Levi Davies

Julie Davies

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20132145

JUN 07 2013

Amount Paid \$ 3,297.11
Skagit Co. Treasurer
By *111111* Deputy

STATUTORY WARRANTY DEED

(continued)

State of WASH
County of Skagit

I certify that I know or have satisfactory evidence that

Levi Davis + Julie Davis
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: 6-6-13



Trudy J. Crain
Name: _____
Notary Public in and for the State of WASH
Residing at: Sebaston
My appointment expires: 1-19-15



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EXHIBIT "A"

Exceptions

1. Exceptions and reservations contained in Deed whereby the Grantor excepts and reserves all oils, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working mines, etc., provided that no rights shall be exercised until provision has been made for full payment of all damages sustained by reason of such entry;
Together With the right, upon paying reasonable compensation, to acquire rights of way for transporting and moving products from other lands, contained in Deed
From: The State of Washington
Recorded: October 27, 1902, in Volume 49 of Deeds, page 232 AF#111853
Executed By: W.M. Lindsey and Emma S. Lindsey, his wife
As Follows: Excepting and reserving from this conveyance all petroleum, gas, coal and other valuable minerals, with the right of entry to take and remove the same
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.

