

**When recorded return to:**

Giordan B. Yunge and Nathan E. Yunge  
1701 Woodland Place  
Mount Vernon, WA 98274



201308150093

Skagit County Auditor

\$74.00

8/15/2013 Page

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3 1:50PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273

Escrow No.: 620019511

CHICAGO TITLE  
620019511

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Gary T. Gizinski and Linda M. Gizinski, 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 Giordan B. Yunge and Nathan E. Yunge, wife and husband

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

Tract 25, "Forest Estates," according to the plat thereof, recorded in Volume 8 of Plats, Pages 53 and 54, records of Skagit County, Washington, except the following described tract:

Beginning at the Southeast corner of said Tract 25; thence North along the East line thereof 15 feet; thence Southwesterly in a straight line to the Southwest corner of said tract; thence Easterly along the South line of said tract to the point of beginning.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P65436, 3914-000-025-0000

Subject to: Covenants, conditions, restrictions and easements of record:

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

Dated: August 9, 2013

Gary T. Gizinski  
  
Linda M. Gizinski

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20133295

AUG 15 2013

Amount Paid \$ 4811.00  
Skagit Co. Treasurer  
By Deputy

STATUTORY WARRANTY DEED

(continued)

State of Arkansas

County of Pulaski

I certify that I know or have satisfactory evidence that

Gary T. Bizinski and Linda M. Bizinski

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: 8/12/2013

Jacqueline Talley  
Name: Jacqueline Talley  
Notary Public in and for the State of Arkansas  
Residing at: Pulaski  
My appointment expires: 1/29/2018

JACQUELINE TALLEY  
Notary Public - State of Arkansas  
Pulaski, County  
My Commission Expires: 1-29-2018  
Commission # 12364305



201308150093

**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 **FOREST ESTATES:**

Recording No: 639226

2. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;

Recorded: August 6, 1963

Auditor's No(s): 639291, records of Skagit County, Washington

Amended by instrument(s):

Recorded: March 10, 1969

Auditor's No(s): 724056, records of Skagit County, Washington

3. Terms and conditions of Ordinance No. 2418

Recording Date: December 6, 1990

Recording No.: 9012060016

4. Assessments, if any, levied by City of Mount Vernon.
5. City, county or local improvement district assessments, if any.

**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.

