201308150124

Skagit County Auditor $75.00
8/15/2013 Page 1 of 4 3:29PM

When recorded return to:
Jerome Rodriguez Armstrong
1027 S Section St
Burlington, WA 98233
561-922619

Filed for record at the request of:

CHICAGO TITLE COMPANY

425 Commercial
Mount Vernon, WA 98273

CHICAGO TITLE
620019076

Escrow No.: 620019076/Case No. 561-922619

STATUTORY WARRANTY DEED

THE GRANTOR(S) Secretary of Housing & Urban Development, his/her successors in office

for and in consideration of Ten And No/100 Dollars ($10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Jomer Rodriguez Armstrong, a single person

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

Lot 63, "PLAT OF COUNTRY AIRE PHASE I", as per plat recorded in Volume 15 of Plats, pages 91 through 94, inclusive, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P104102 / 4605-000-063-0002

Subject to:

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

In witness whereof, the undersigned has set his/her hand and seal as a principal and/or officer of PEMCO, LTD, management and Marketing contractor of the U.S. Department of Housing and Urban Development, for and on behalf of the Secretary of Housing and Urban Development, under the redelegation of authority published at 70 Fed. Reg. 43,171(July 26, 2005)

Dated: August 13, 2013

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20133308
AUG 15 2013
Amount Paid $ 0
Skagit Co. Treasurer
By mem Deputy

Secretary of Housing & Urban Development

BY: _____

Authorized Signer

UNOFFICIAL DOCUMENT

UNOFFICIAL DOCUMENT

STATUTORY WARRANTY DEED
(continued)

State of California

County of Sacramento

I certify that I know or have satisfactory evidence that Yolanda Alexander

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the authorized signer of Sec. of Housing/Urban Dev. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 8/14/13

Elisa Perez

Name: Elisa Perez
Notary Public in and for the State of CA
Residing at: Elk Grove, CA
My appointment expires: 9/15/16

ELISA PEREZ
Commission # 1988440
Notary Public - California
Sacramento County
My Comm. Expires Sep 15, 2016

201308150124

Skagit County Auditor $75.00
8/15/2013 Page 2 of 4 3:29PM

EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
   Recorded: August 28, 1906
   Auditor's No(s).: 61920, records of Skagit County, Washington
   In favor of: The Puget Sound and Baker River Railroad Company
   For: A 50-foot wide strip of land
   Affects: A railroad right-of-way

2. Easement, including the terms and conditions thereof, granted by instrument(s);
   Recorded: July 3, 1907
   Auditor's No(s).: 63372, records of Skagit County, Washington
   In favor of: The Puget Sound and Baker River Railroad Company
   For: A 50 foot wide strip of land
   Affects: A railroad right-of-way

3. Terms, conditions, restrictions and provisions set forth in the certain Ordinance No. 1169 recorded under Auditor's File No. 9009060046, records of Skagit County, Washington, being an ordinance annexing the subject property into the City of Burlington.

4. Easement, including the terms and conditions thereof, granted by instrument(s);
   Recorded: October 29, 1992
   Auditor's No(s).: 9210290099, records of Skagit County, Washington
   In favor of: Puget Sound Power & Light Company
   For: Electric transmission and/or distribution line, together with necessary appurtenances
   Affects: A strip of land 10 feet in width across all lots, tracts and spaces located within the above described property being parallel with and coincident with the boundaries of all private/public street and road rights-of-way

5. Easement, including the terms and conditions thereof, granted by instrument(s);
   Recorded: March 29, 1993
   Auditor's No(s).: 9303290048, records of Skagit County, Washington
   In favor of: Dike District No. 12
   For: Ingress and egress
   Affects: Eastern 400 feet of Gilkey road, as platted between Tracts 74 and 77, PLAT OF BURLINGTON ACREAGE PROPERTY

6. 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 COUNTRY AIRE PHASE 1:

   Recording No: 9306110139

7. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, 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: June 11, 1993
   Auditor's No(s).: 9306110140, records of Skagit County, Washington
   Executed By: Kendall D. Gentry and Nancy F. Gentry, husband and wife and Washington Federal Savings and Loan

   AMENDED by instrument(s):
   Recorded: September 15, 1993
   Auditor's No(s).: 9309150090, records of Skagit County, Washington

8. Terms, conditions, and restrictions of that instrument entitled City of Burlington Ordinance No. 1169;
   Recorded: September 6, 1990
   Auditor's No(s).: 9009060046, records of Skagit County, Washington

201308150124
Skagit County Auditor
8/15/2013 Page 3 of 4 $75.00 3:29PM

EXHIBIT "A"

Exceptions

9. Assessments, if any, levied by City of Burlington.

10. City, county or local improvement district assessments, if any.

SKAGIT COUNTY RIGHT TO FARM ORIDANCE: 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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201308150124
Skagit County Auditor
8/15/2013 Page 4 of 4 3:29PM
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