

When recorded return to:

Gloria Caldwell
20292 Gardner Ct
Burlington, WA 98233



201309040039

Skagit County Auditor

\$74.00

9/4/2013 Page

1 of

3 10:35AM

Filed for record at the request of:



**CHICAGO TITLE
COMPANY**

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620019703

CHICAGO TITLE
620019703

STATUTORY WARRANTY DEED

THE GRANTOR(S) William C. Munsell and Virginia M. Munsell, 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 Gloria Caldwell, an unmarried person

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

Lot 6, PLAT OF BROWN AND MCMILLEN DIV. 3, according to the Plat thereof recorded in
Volume 16 of Plats, Pages 209 through 211, records of Skagit County, Washington.


Situated in Skagit County, Washington.

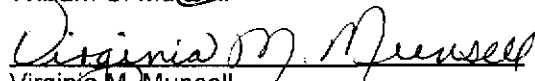
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P112862 / 4710-000-006-0000

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: August 20, 2013


William C. Munsell


Virginia M. Munsell

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

2013259B

SEP 04 2013

Amount Paid \$ **5165.22**
Skagit Co. Treasurer
By **MG** Deputy

STATUTORY WARRANTY DEED

(continued)

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that

William C. Munell and Virginia M. Munsell
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: August 22, 2013

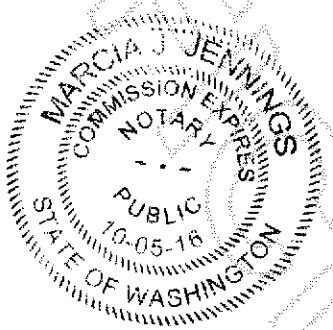
Marcia J. Jennings

Name: Marcia J. Jennings

Notary Public in and for the State of WA

Residing at: Sedro-Woolley, WA

My appointment expires: 10/5/2016



201309040039

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 PLAT OF BROWN AND MCMILLAN DIV. 3:

Recording No.: 9802030007

2. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: February 3, 1998

Recording No.: 9802030008

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 26, 2009

Recording No.: 200908260035

3. Terms, conditions and restrictions of that Title Notification
Recorded: January 8, 1999
Auditor's No.: 9901080106, records of Skagit County, Washington
Re: Property adjacent to natural resource lands
4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: February 3, 1998
Auditor's No(s): 9802030008, records of Skagit County, Washington
Imposed By: Brown & McMillen, Division No. 3 Homeowners Association
5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by Brown and McMillen Division 3 Homeowner's Association.

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.



201309040039