

UNRECORDED



When recorded return to:
Alcyone Wheatley and David J Herrington
9601 N. Cedarvale Loop Road
Arlington, WA 98223

Skagit County Auditor \$74.00
9/6/2013 Page 1 of 3 3:17PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620019684

CHICAGO TITLE
620019684

STATUTORY WARRANTY DEED

THE GRANTOR(S) Floyd M Welch and Susan L Barnes, Co-Trustees of The Living Trust Agreement of Floyd M and Betty L Welch, dated June 14, 1994, and as amended

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

in hand paid, conveys, and warrants to Alcyone Wheatley, a married woman as her separate estate; and David J Herrington, a married man as his separate estate

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

Unit 106, VIEWMONT (a condominium), according to the Declaration thereof recorded September 24, 1979, under Auditor's File No. 7909240004 and any amendment thereto, And Survey Map and Plans thereof recorded in Volume of 2 of Surveys, pages 191, 192 and 193, records of Skagit County Washington;

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P81636 / 4409-000-106-0002

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 30, 2013

The Living Trust Agreement of Floyd M and Betty L Welch, dated June 14, 1994, and as amended

BY: Floyd M. Welch
Floyd M. Welch
Co-Trustee

BY: Susan L. Barnes
Susan L. Barnes
Co-Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20133657
SEP 06 2013

Amount Paid \$ 1359.80
Skagit Co. Treasurer
By MAM Deputy

STATUTORY WARRANTY DEED

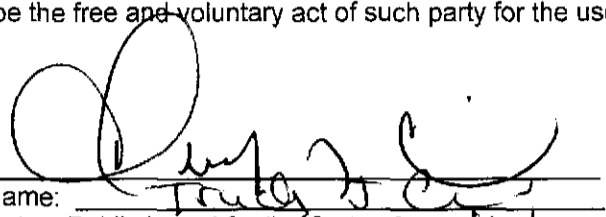
(continued)

State of Washington
County of Skagit

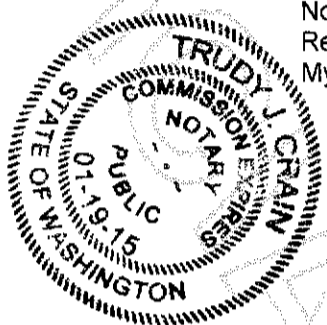
I certify that I know or have satisfactory evidence that Floyd m. Welch - Co Trustee
+ Susan L. Barnes - Co Trustee

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 Co-Trustees of The Living Trust Agreement of Floyd M and Betty L Welch, dated June 14, 1994, and as amended to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 09-04-13



Name: Trudy J. Crain
Notary Public in and for the State of Wash
Residing at: only for
My appointment expires: 2-19-15



201309060105

EXHIBIT "A"
Exceptions

1. Matters as set forth on Surveys recorded under Auditor's File Nos. 9001230002 and 9006180015, records of Skagit County, Washington, in Volume 9 of Surveys, page 103 and Volume 10 of Surveys, page 27, respectively.

2. Terms, covenants, conditions, easements, and restrictions And liability for assessments contained in Declaration of Condominium;
Recorded: September 24, 1979
Auditor's No.: 7909240004, records of Skagit County, Washington

And in Amendments thereto

Recorded: July 19, 1985, August 17, 1998, March 13, 2001 and October 8, 2009
Auditor's No.: 8507190008, 9808170136, 200103130072, and 200910080106
records of Skagit County, Washington

3. Assessments levied pursuant to Declaration of Condominium and/or Bylaws for said condominium and any amendments thereto.

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Comcast of Washington IV, Inc.
Purpose: Broadband Communications System
Recording Date: September 29, 2004
Recording No.: 200409290020
Affects: Said premises and other property

5. Assessments, if any, levied by Viewmont Homeowner's Association.

6. Assessments, if any, levied by City of Mount Vernon.

7. 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.

