

When recorded return to:  
Pedro M. Munoz Jr.  
923 East Vernon Avenue  
Burlington, WA 98233



201309190022

Skagit County Auditor

\$73.00

9/19/2013 Page

1 of

2 10:35AM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY

425 Commercial  
Mount Vernon, WA 98273  
Escrow No.: 620019461

CHICAGO TITLE  
620019461

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Vicki L. McKenzie, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Pedro M. Munoz Jr., an unmarried person

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

Lots 16, 17 and the West half of Lot 18, Block 51, Amended Plat of Burlington, according to the  
plat thereof, recorded in Volume 3 of Plats, Page 17, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P71638, 4076-051-018-0004

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in  
Chicago Title Company Order 620019461, Schedule B, Special Exceptions; and Skagit County Right  
To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: September 16, 2013

Vicki L. McKenzie  
Vicki L. McKenzie

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20133832  
SEP 19 2013

Amount Paid \$ 2630.50  
Skagit Co. Treasurer  
By Mun Deputy

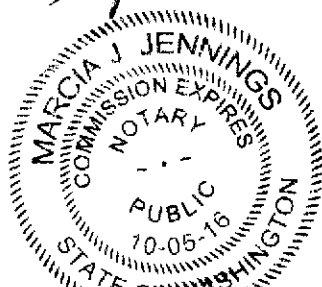
State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that

Vicki L. McKenzie

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: September 16, 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

## SCHEDULE "B"

### SPECIAL EXCEPTIONS

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

Granted to: City of Burlington  
Purpose: Public Sewer Line  
Recording Date: May 12, 1947  
Recording No.: 404288  
Affects: Said premises and other property

2. Assessments, if any, levied by City of Burlington.
3. 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.



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