

When recorded return to:
Russ Olivier
783 Lillooet Court
La Conner, WA 98257

Recorded at the request of:
Guardian Northwest Title & Escrow

File Number: A106403



201310020029

Skagit County Auditor

\$73.00

10/2/2013 Page

1 of

2 10:46AM

Statutory Warranty Deed

A106403-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Larry Stoa and Mi-Wan Stoa, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Russ Olivier, a married man as his separate property the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 90 Skyline No. 8

Tax Parcel Number(s): P59749, 3824-000-090-0009

Lot 90, "SKYLINE NO. 8", as per plat recorded in Volume 9 of Plats, pages 72, 73 and 74, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated ~~9/10/2013~~ ^{mk} 9/20/2013

Larry Stoa

Mi Wan Stoa

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20134030

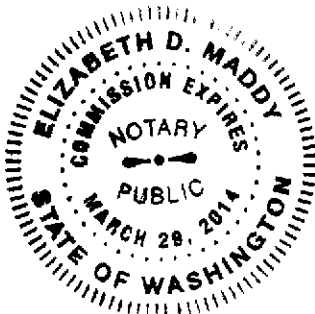
OCT 02 2013

Amount Paid \$ 4,882.50
Skagit Co. Treasurer
By Mary Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Larry Stoa and Mi Wan Stoa, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 9.20.13



Printed Name:

Notary Public in and for the State of

Washington

Residing at Bellevue

My appointment expires: 3-29-2014

EXHIBIT A

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Skyline No. 8
Recorded: March 31, 1969
Auditor's No: 724829

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: March 31, 1969
Recorded: April 11, 1969
Auditor's No: 725295
Executed by: Skyline Associates, a limited partnership

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED:

Declaration Dated: November 17, 2003
Recorded: March 30, 2004
Auditor's No.: 200403300140

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED:

Declaration Dated: May 31, 2005
Recorded: June 14, 2005
Auditor's No.: 200506140087

C. Provisions deemed to be a part of a general scheme by reason of their inclusion in various instruments of record affecting adjoining tracts, as follows:

Purchaser agrees and covenants that the above described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of Skyline Beach Club, Inc., a Washington Non-Profit Corporation, and Purchaser acknowledges that he has received a copy of the Articles of Incorporation and By-Laws of the said Non-Profit Corporation.

D. Terms and conditions of Articles of Incorporation and Bylaws of Skyline Beach Club, including restrictions, regulations and conditions for dues and assessments, as established and levied pursuant thereto, including, but not limited to those as set forth under Auditor's File No. 200907280031.

Said Bylaws were amended by document recorded as Auditor's File No. 201208220010.



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