

Skagit County Auditor 10/31/2013 Page 1 of 2 \$73.00 2:08PM

When recorded return to:
Bill J. Claybo
Allison B. Capelle
8080 Owens Lane
Concrete, WA 98237

Filed for record at the request of:



CHICAGO TITLE COMPANY

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620019826

CHICAGO TITLE
620019826

STATUTORY WARRANTY DEED

THE GRANTOR(S) Rick Owens, a married man as his separate estate and Gary Owens, an unmarried individual for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Bill J. Claybo, a single person and Allison B Capelle, a single person

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

Lot 1, SKAGIT COUNTY SHORT PLAT NO. 20-84, approved September 21, 1984, and recorded October 10, 1984, in Volume 6 of Short Plats, page 178, under Auditor's File No. 8410100014, records of Skagit County, Washington, being a portion of the Northwest Quarter of the Northwest Quarter of Section 16, Township 35-North, Range 7 East of the Willamette Meridian.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P42759 / 350716-0-007-0007

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in Chicago Title Order 620019826, Schedule B, Special Exceptions; and Skagit County Right To Farm Ordinance, which are attached hereto and made a part hereof

Dated: September 25, 2013

[Signature]
Rick Owens

[Signature]
Gary Owens

State of Washington
County of Skagit

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

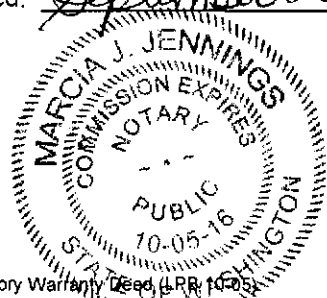
20134430
OCT 31 2013

Amount Paid \$ 3680.70
Skagit Co. Treasurer
By [Signature] Deputy

I certify that I know or have satisfactory evidence that Rick Owens and Gary Owens 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 26, 2013

[Signature]



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. Exceptions and reservations contained in Deed whereby the Grantor excepts and reserves all oils, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working mines, etc., provided that no rights shall be exercised until provision has been made for full payment of all damages sustained by reason of such entry;
 From: The State of Washington
 Auditor's No.: 100976, records of Skagit County, WA

2. Easement, including the terms and conditions thereof, granted by instrument
 Recorded: March 13, 1926 and June 18, 1981
 Auditor's No.: 192344 and 8106180028, records of Skagit County, WA
 In favor of: Puget Sound Power and Light Company
 For: Electric transmission and/or distribution line, together with necessary appurtenances

3. 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 SKAGIT COUNTY SHORT PLAT NO. 20-84.

 Recording No: 8410100014

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

 Granted to: Gary Owens
 Purpose: Ingress, egress and utilities
 Recording Date: February 21, 1995
 Recording No.: 9502210009

5. Title Notification - Property Adjacent to Designated Natural Resource Lands

 Recording Date: February 10, 1997
 Recording No.: 9702100001

6. 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 RIGH 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.

