



201311180126

Skagit County Auditor \$75.00
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201309300259
Skagit County Auditor \$74.00
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WHEN RECORDED RETURN TO
WESLEY A. WYNN II AND TERESA R. WYNN
19 MADRONA ESTATES
ANACORTES, WASHINGTON 98004

12320 98th Ct. NW
Gig Harbor, WA 98329



CHICAGO TITLE COMPANY

GUARDIAN NORTHWEST TITLE CO.

A106016-1 1389932

STATUTORY WARRANTY DEED

THE GRANTOR(S)

VICTOR L. NURMI AND JOANN M. NURMI, HUSBAND AND WIFE

for and in consideration of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION

Rerecorded to add
revised covenant to
Exhibit "A"

in hand paid, conveys and warrants to

WESLEY A. WYNN II AND TERESA R. WYNN, HUSBAND AND WIFE

the following described real estate situated in the County of SKAGIT

State of Washington:

LOT 13, "PLAT OF MADRONA ESTATES ON STRAWBERRY BAY, CYPRESS ISLAND, SKAGIT COUNTY, WASHINGTON",
AS PER PLAT RECORDED IN VOLUME 8 OF PLATS, PAGES 46, RECORDS OF SKAGIT COUNTY, WASHINGTON. *

SUBJECT TO: EXCEPTIONS SET FORTH ON ATTACHED EXHIBIT "A" AND BY THIS REFERENCE MADE A
PART HEREOF AS IF FULLY INCORPORATED HEREIN.

*ALSO see revised covenant

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20134659
NOV 18 2013

Amount Paid \$5
Skagit Co. Treasurer
By Mem Deputy

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20133979
SEP 30 2013

Amount Paid \$4401.60
Skagit Co. Treasurer
By MF Deputy

Tax Account Number(s): 3949-000-013-0003 (P67327) (P67348 as to revised covenant only)

Dated: SEPTEMBER 12, 2013

VICTOR L. NURMI

JOANN M. NURMI

LPB10/KLC/052006

STATE OF WASHINGTON

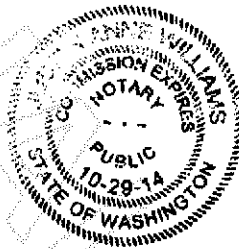
SS

COUNTY OF SKAGIT

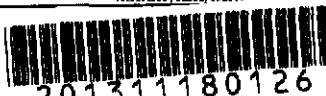
ON THIS 24th DAY OF SEPTEMBER, 2013 BEFORE ME, THE UNDERSIGNED,
A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED
AND SWORN, PERSONALLY APPEARED VICTOR L. NURMI AND JOANN M. NURMI KNOWN
TO ME TO BE THE INDIVIDUAL(S) DESCRIBED IN AND WHO EXECUTED THE WITHIN
INSTRUMENT AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED THE SAME AS
THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES HEREIN
MENTIONED.

Judith Anne Williams
NOTARY SIGNATURE

PRINTED NAME: JUDITH ANNE WILLIAMS
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT STANWOOD
MY COMMISSION EXPIRES ON 10/29/14



NOTARY/RDA/092100



201311180126

CHICAGO TITLE COMPANY

EXHIBIT A

Escrow No.: 1369932

ALL EASEMENTS, COVENANTS, RESTRICTIONS, ENCROACHMENTS AND OTHER MATTERS SHOWN ON THE FACE OF THE FOLLOWING SURVEY/PLAT:

Name: Madrona Estates on Strawberry Bay - Cypress Island
Recorded: January 28, 1963
Auditor's No.: 631427

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

Recorded: February 26, 1963
Auditor's No.: March 14, 1963
Executed By: 633222

MATTERS INCLUDED IN VARIOUS INSTRUMENTS OF RECORD AS FOLLOWS:

"SUBJECT FURTHER to the right to drain all streets over and across any lot or lots where water might take a natural course after the grading of streets."

See Auditor's File No. 710133.

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

Dated: March 10, 2005
Recorded: March 10, 2005
Auditor's No.: 200503100141
Executed By: Madrona Community, Inc.

REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Recorded: December 6, 1994
Auditor's No.: 9412060001
Regarding: Sand Filter System

SEE Revised Covenant on attachment hereto.

STATE OF WASHINGTON
COUNTY OF SKAGIT

I, Auditor of Skagit County, State of Washington, do hereby certify that the foregoing instrument is a true and correct copy of the original now on file in my office.
IN WITNESS WHEREOF, I hereunto set my hand and seal of my office this 11th day of November, 2013.

Janne Jones
Deputy

EXHIBIT/RDA/0999

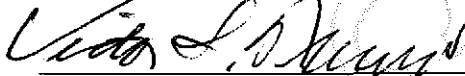


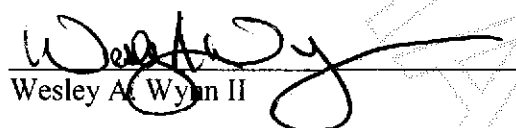
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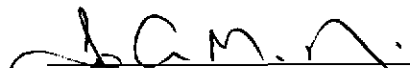
Attachment For Revised Covenant to rerecording of Auditor's File No. 201309300259

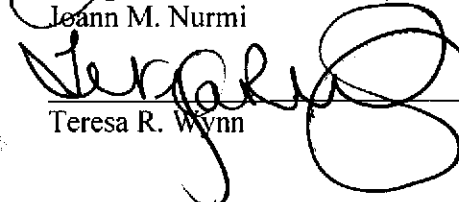
Revised Covenant: Pursuant to Paragraph 5 of the September 17, 2013 Addendum to the August 15, 2013 Purchase and Sale Agreement between the parties hereto: The horticultural growth restriction shown on Paragraph 14 of Auditor's File No. 633222 affecting Lot 34 of said "Plat of Madrona Estates on Strawberry Bay, Cypress Island, Skagit County, Washington" shall hereinafter be a perpetual restriction on said Lot 34 for the benefit of Lot 13 of said plat.

ACCEPTED AND APPROVED BY:


Victor L. Nurmi


Wesley A. Wynn II


Joann M. Nurmi


Teresa R. Wynn

Dated: November 18, 2013.



Skagit County Auditor

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