



201312060144

Skagit County Auditor
12/6/2013 Page

1 of

2 3:34PM

\$73.00

When recorded return to:Carl W. Schiefelbein and Caitlin M. Schiefelbein
1007 Sterling Street
Sedro Woolley, WA 98284

Filed for record at the request of:

CHICAGO TITLE
COMPANY425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620019871

CHICAGO TITLE 620019871-MJ

STATUTORY WARRANTY DEED

THE GRANTOR(S) Robert E. Gustafson and Debra J. Gustafson, husband and wife
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Carl W. Schiefelbein and Caitlin M. Schiefelbein, husband and
wife

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

Lot 13, HENDRICKSON ADDITION TO SEDRO WOOLLEY, according to the plat thereof,
recorded in Volume 11 of Plats, page 44, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P79555 / 4340-000-013-0006

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Chicago Title Company Order 620019871, Schedule B, Special Exceptions; and Skagit County Right
To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: December 3, 2013

Robert E. Gustafson
Robert E. Gustafson

Debra J. Gustafson
Debra J. Gustafson

20134881
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

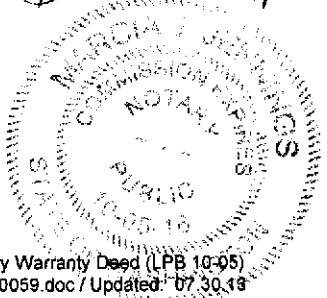
DEC 06 2013

Amount Paid \$ 3547.20
By MF Skagit Co. Treasurer Deputy

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that
Robert E. Gustafson and Debra J. Gustafson
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: December 4, 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. 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 HENDRICKSON ADDITION TO SEDRO WOOLLEY:

Recording No: 839681

2. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;

Recorded: March 11, 1977

Auditor's No(s): 852429, records of Skagit County, Washington

Executed By: Willard M. Hendrickson and Ida M. Hendrickson, husband and wife

3. With respect to Paragraph F of the General Exceptions, Certificate of City of Sedro-Woolley Ordinance Number 1221-95 and 1501-5, providing for a facilities improvement charge for new connections to the city sewer system:

Recording Date: February 23, 1995 and April 4, 2005

Recording No.: 9502230028 and 200504040073

4. Assessments, if any, levied by City of Sedro-Woolley.
5. 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.



201312060144