



201401230028

When recorded return to:
Troy J. Jenison and Kelsey A. Jenison
4108 D Court
Anacortes, WA 98221

Skagit County Auditor \$76.00
1/23/2014 Page 1 of 5 11:42AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620018166

POOR ORIGINAL

CHICAGO TITLE
620018166

STATUTORY WARRANTY DEED

THE GRANTOR(S) Christopher J. Hoglund, a married man as his separate estate and Tinell L. Priddy, 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 Troy J. Jenison and Kelsey A. Jenison, husband and wife

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

Lot 2, of City of Anacortes Short Plat No. ANA-98-008, approved November 22, 1999, recorded December 2, 1999, under Auditor's File No. 199912020010, records of Skagit County, being a portion of the Southwest quarter of the Southwest quarter of Section 25, Township 35 North, Range 1 East, W.M.

(Said Short Plat is also known as "The Crest at 41st Short Plat)

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P116143, 350125-3-018-0200

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in Chicago Title Company Order 620018166, Schedule B, Special Exceptions; and Skagit County Right To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: January 15, 2014

Christopher J. Hoglund
By Amy L. Hoglund his attorney in fact

Christopher J. Hoglund
By: Amy L. Hoglund, his Attorney in Fact

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2014233
JAN 23 2014

Amount Paid \$ 7498.⁸⁰
Skagit Co. Treasurer
By *mem* Deputy

Tinell L. Priddy

STATUTORY WARRANTY DEED
(continued)

State of _____
_____ of _____

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

Dated: _____

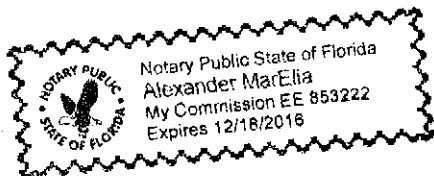
Name: _____
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: _____

State of Florida
County of BRADFORD

I certify that I know or have satisfactory evidence that Amy L. Hoglund is the person who appeared before me and said person acknowledged that she signed this instrument as Attorney in Fact for Christopher J. Hoglund and acknowledged to me that she signed and sealed the same as her own free and voluntary act and deed as Attorney in Fact for said Christopher J. Hoglund in the capacity and for the uses and purposes therein mentioned, and that said principal is not deceased nor incompetent.

Dated: 1/17/2014

Name: Alexander MarEla
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: _____



When recorded return to:

Troy J. Jenison and Kelsey A. Jenison
4108 D Court
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620018166

STATUTORY WARRANTY DEED

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for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Troy J. Jenison and Kelsey A. Jenison, husband and wife

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(Said Short Plat is also known as "The Crest at 41st Short Plat)

Situate in Skagit County, Washington

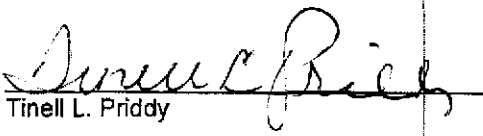
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Dated: January 15, 2014

Christopher J. Hoglund
By: Amy L. Hoglund, his Attorney in Fact



Tinell L. Priddy



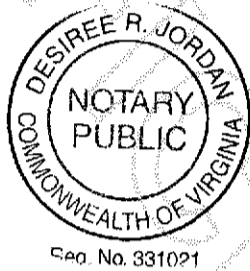
201401230028

STATUTORY WARRANTY DEED
(continued)

State of Virginia
County of Fairfax

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

Dated: January 17, 2014



[Signature]
Name: Desiree R. Jordan
Notary Public in and for the State of Virginia
Residing at: Fairfax County, VA
My appointment expires: September 30, 2015

State of _____
County of _____

I certify that I know or have satisfactory evidence that Amy L. Hoglund is the person who appeared before me and said person acknowledged that she signed this instrument as Attorney in Fact for Christopher J. Hoglund and acknowledged to me that she signed and sealed the same as her own free and voluntary act and deed as Attorney in Fact for said Christopher J. Hoglund in the capacity and for the uses and purposes therein mentioned, and that said principal is not deceased nor incompetent.

Dated: _____

Name: _____
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: _____



201401230028

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 **CITY OF ANACORTES SHORT PLAT NO. ANA-98-008:**

Recording No: 199912020010

- 2. Covenants, conditions, restrictions, assessments and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: November 12, 1999
Recording No.: 199911120011

- 3. Assessments, if any, levied by City of Anacortes.
- 4. Assessments, dues and charges, if any, levied by The Crest at 41st Owners' Association.
- 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.

