



201401300071

Skagit County Auditor 1/30/2014 Page 1 of 2 \$73.00 3:34PM

When recorded return to:
Dan Wallace Bacon, Jr. and Nelsie Lorraine Bacon
14521 E. Harvard Avenue
Aurora, CO 80014

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620020742

CHICAGO TITLE 620020742

STATUTORY WARRANTY DEED

THE GRANTOR(S) Alfonso Gurrola, an unmarried man
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Dan Wallace Bacon, Jr. and Nelsie Lorraine Bacon, husband
and wife

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

Lot C-46, LAKE TYEE DIVISION NO. III, according to the plat thereof, recorded in Volume 11 of
Plats, pages 68 through 74, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P80076 / 4357-003-046-0001

Subject to: Covenants, conditions, restrictions and easements of record more fully described in
Chicago Title Order 620020742, Schedule B, Special Exceptions and Skagit County Right to Farm
Ordinance, which are attached hereto and made a part hereof as Exhibit "A".

Dated: January 28, 2014

Alfonso Gurrola
Alfonso Gurrola

State of Washington

County of KING

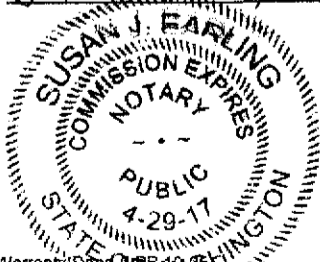
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2014 3 19
JAN 30 2014

Amount Paid \$ 218.90
Skagit Co. Treasurer
By nm Deputy

I certify that I know or have satisfactory evidence that Alfonso Gurrola 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: JANUARY 29, 2014



Susan J. Earling
Name: SUSAN J. EARLING
Notary Public in and for the State of WA
Residing at: EDMONDS
My appointment expires: 4-29-17

EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: June 7, 1977
Auditor's No.: 857760, records of Skagit County, Washington
For: Installation, repair, maintenance and operation of any and all kinds and
manner of utilities placed underground
Affects: Within 5 feet of the boundary line thereof

2. 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 LAKE TYEE DIVISION NO. III:

Recording No: 857758

3. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;
Recorded: June 7, 1977
Auditor's No(s): 857761, records of Skagit County, Washington
Executed By: Lake Tyee, Inc., a Washington corporation

AMENDED by instrument:
Recorded: August 3, 1977, June 27, 1979, June 30, 1986, June 12, 1987, and
September 24, 1996
Auditor's No.: 861972, 7906270014, 8606300021, 8706120018 and 9609240021,
records of Skagit County, Washington

4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: June 7, 1977
Auditor's No(s): 857759, records of Skagit County, Washington
Imposed By: Lake Tyee, Inc., a Washington corporation

AMENDED by instrument(s):
Recorded: March 6, 1996
Auditor's No(s): 9603060005, records of Skagit County, Washington

5. Dues, charges, and assessments, if any, levied by Lake Tyee Company.

6. City, county or local improvement district assessments, if any.

7. 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

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.



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