



201402250064

When recorded return to:
Henry Van Zanten, Sr. and Sylvia Van Zanten,
husband and wife
1766 Hillcrest Loop
Mount Vernon, WA 98274

Skagit County Auditor \$74.00
2/25/2014 Page 1 of 3 1:35PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

Escrow No.: 500003939

CHICAGO TITLE
500003939

STATUTORY WARRANTY DEED

THE GRANTOR(S) Highmark Homes, LLC, a Washington limited liability company
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Henry Van Zanten, Sr. and Sylvia Van Zanten, husband and
wife

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

Lot 27, PLAT OF HILLCREST LANDING, as recorded on April 15, 2013, under Auditor's File No.
201304150001, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P131465 / 6012-000-000-0027

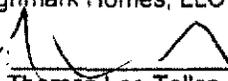
Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

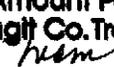
Dated: February 12, 2014

Highmark Homes, LLC

BY:


Thomas Lee Tollen, Manager

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2014586
FEB 25 2014

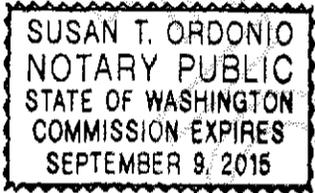
Amount Paid \$4,276.11
By  Skagit Co. Treasurer Deputy

STATUTORY WARRANTY DEED
(continued)

State of Washington
County _____ of King

I certify that I know or have satisfactory evidence that Thomas Lee Tollen is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as Manager of Highmark Homes, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 02/12/2014



Susan T. Ordonio
Name: Susan T. Ordonio
Notary Public in and for the State of Washington
Residing at: Seattle, WA 98178
My appointment expires: 09-09-2015



EXHIBIT "A"
Exceptions

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

Granted to: Puget Sound Energy, Inc.
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: September 29, 2008
Recording No.: 200809290084

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 PLAT OF HILLCREST LANDING:

Recording No: 201304150001

3. Covenants, conditions and restrictions 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: April 15, 2013
Recording No.: 201304150002

4. Assessments, if any, levied by City of Mount Vernon.
5. Assessments, if any, levied by Hillcrest Landing Homeowner's Association.
6. City, county or local improvement district assessments, if any.
7. **It appears that improvements are located on the Land but are not presently assessed. Supplemental taxes may appear on future tax rolls.**



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Skagit County Auditor

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\$74.00

1:35PM