



201403310201

Skagit County Auditor
3/31/2014 Page

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\$75.00

4 2:17PM

When recorded return to:
Carmine Rae LaFleur
16456 Fairway Drive
Burlington, WA 98233

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial
Mount Vernon, WA 98273

Escrow No.: 620020903

CHICAGO TITLE
620020903

STATUTORY WARRANTY DEED

THE GRANTOR(S) Monte Wright and Jami Wright, 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 Carmine Rae LaFleur, Unmarried person as her separate
property

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

Lot 30, "Country Club Addition No. 2," according to the plat thereof, recorded in Volume 8 of Plats,
Pages 78 and 79, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P64565 / 3887-000-030-0006

Subject to:

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

Dated: March 28, 2014

Monte Wright

Jami Wright

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20141007

MAR 31 2014

Amount Paid \$4989.00
Skagit Co. Treasurer
By *nam* Deputy

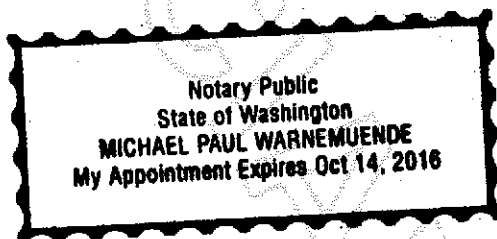
STATUTORY WARRANTY DEED
(continued)

State of Washington
County of King

I certify that I know or have satisfactory evidence that
Monte Wright and Jami Wright
are 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: 3/28/14

Name: Michael Paul Warnemuende
Notary Public in and for the State of Wash
Residing at: King Co
My appointment expires: 10/14/16



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EXHIBIT "A"
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 **COUNTRY CLUB ADDITION NO. 2:**

Recording No: 656450

2. Covenants, conditions, and restrictions contained in declaration of restrictions
Recorded: September 29, 1964
Auditor's No.: 656449, records of Skagit County, WA
Executed by: Skyko Country Club, Inc.
3. Easement, including the terms, covenants, and provisions thereof, granted by instrument
Recorded: December 21, 1965
Auditor's No.: 676339, records of Skagit County, WA
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: As surveyed, staked and constructed
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Burlington
Purpose: Ingress and egress
Recording Date: April 25, 1975
Recording No.: 816586
Affects: East 15 feet and South 20 feet of East 25 feet of said premises
5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Burlington
Purpose: Sewer lines
Recording Date: April 25, 1975
Recording No.: 816587
Affects: Easterly 5 feet and South 10 feet of East 20 feet of said premises
6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Dennis G. Spink and Beverly Spink, husband and wife
Purpose: Sewer lines with ingress and egress
Recording Date: April 22, 1976
Recording No.: 833747
Affects: West 5 feet of South 60 feet of said premises
7. Agreement, including the terms and conditions thereof, entered into
By: Lot owners of Country Club Additions 1, 2, 3, and 4
Recorded: September 17, 1993
Auditor's No.: 9309170049, records of Skagit County, WA
Providing: Maintenance of Country Club Drive, Country Club Place, and Fairway Drive
8. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument
Recorded: September 17, 1993
Auditor's No.: 9309170050, records of Skagit County, WA
Imposed by: Country Club Road Association



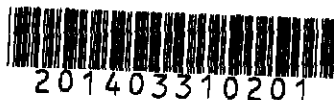
EXHIBIT "A"

Exceptions (continued)

9. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: April 16, 2002
Auditor's No.: 200204160082, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Underground electric system, together with necessary appurtenances
10. City, county or local improvement district assessments, if any.
11. Liability to future assessments, if any, levied by Burlington Sewer District.
12. Liability to future assessments, if any, levied by Country Club Road Association.

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.



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