



201404210154

Skagit County Auditor

\$73.00

4/21/2014 Page

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2 3:41PM

**When recorded return to:**

Andrew J. Walters and Cassandra L. Walters  
 227 S. 27th Street  
 Mount Vernon, WA 98274

Filed for record at the request of:

**CHICAGO TITLE**

COMPANY OF WASHINGTON

425 Commercial  
 Mount Vernon, WA 98273  
 Escrow No.: 620021138

**CHICAGO TITLE****620021138****STATUTORY WARRANTY DEED**

THE GRANTOR(S) William D. Reinard and Shirlee A. Reinard, 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 Andrew J. Walters and Cassandra L. Walters, husband and wife

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

Lot 7, "Partington Place, Division 1," according to the plat thereof, recorded in Volume 14 of Plats,  
 Pages 186 through 190, inclusive, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P100342, 4560-000-007-0006

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in  
 Chicago Title Company Order 620021138, Schedule B, Special Exceptions; and Skagit County Right  
 To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: April 17, 2014

William D. Reinard  
 William D. Reinard

Shirlee A. Reinard  
 Shirlee A. Reinard

**SKAGIT COUNTY WASHINGTON**  
**REAL ESTATE EXCISE TAX**

20141289

APR 21 2014

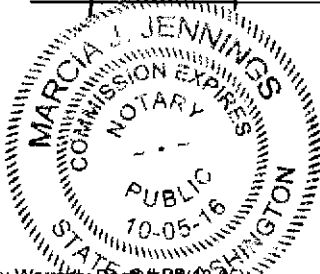
Amount Paid \$ 3458.20

Skagit Co. Treasurer  
 By Mum Deputy

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that

William D. Reinard and Shirlee A. Reinard  
 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: April 18, 2014

Marcia J. Jennings  
 Name: Marcia J. Jennings

Notary Public in and for the State of WAResiding at: Sedro-Woolley, WAMy appointment expires: 10/5/2016

**SCHEDULE "B"**  
**Special Exceptions**

**SPECIAL EXCEPTIONS**

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  
  
Granted to: Puget Sound Power & Light Company  
Purpose: Electric transmission and/or distribution line  
Recording Date: April 15, 1991  
Recording No.: 9104150079  
Affects: Portion of said premises and other property
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 **PARTINGTON PLACE, DIVISION 1:**  
  
Recording No: 9108070007
3. Covenants, conditions, restrictions 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: September 13, 1991  
Recording No.: 9109130093
4. Assessments, if any, levied by City of Mount Vernon.
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.

