

When recorded return to:  
Joshua D. Williams and Tasha L. Williams  
1625 Old Highway 99 N Rd  
Bellingham, WA 98229



201405190167  
Skagit County Auditor  
5/19/2014 Page 1 of 3 3:14PM \$74.00

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial  
Mount Vernon, WA 98273  
Escrow No.: 620020901

CHICAGO TITLE  
620020901

### STATUTORY WARRANTY DEED

acquired

THE GRANTOR(S) Derek Gillooly and Vanessa Gillooly, who ~~acquired~~ title as Vanessa Bailey, 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 Joshua D. Williams and Tasha L. Williams, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

That portion of Lots 4, 5 and 6, Block 5, PLAT OF ALGER, SKAGIT COUNTY WASHINGTON, according to the plat thereof recorded in Volume 4 of Plats, page 9, records of Skagit County, Washington, as more fully described in Exhibit "A" which is attached hereto and made a part hereof.

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

Tax Parcel Number(s): P118108 / 4042-005-005-0000

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in Chicago Title Company Order 620020901, Schedule B, Special Exceptions; and Skagit County Right To Farm Order, which are attached hereto and made a part hereof.

Dated: May 12, 2014

Derek Gillooly  
Derek Gillooly

Vanessa Gillooly  
Vanessa Gillooly

State of WA

County of Skagit

I certify that I know or have satisfactory evidence that

Derek Gillooly & Vanessa Gillooly  
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: 5/16/14



Name: Kelli A. Mayo  
Notary Public in and for the State of WA  
Residing at: Sedro Woolley, WA  
My appointment expires: 6/19/17

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2014 1703  
MAY 19 2014

Amount Paid \$4882.<sup>20</sup>  
Skagit Co. Treasurer  
By Man Deputy

## SCHEDULE "B"

### SPECIAL EXCEPTIONS

1. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: June 1, 2001  
Auditor's No(s): 200106010015, records of Skagit County, Washington  
In favor of: Puget Sound Energy, Inc.  
For: Electric transmission and/or distribution line, together with necessary appurtenances  
Affects: As constructed
2. Covenants, conditions, and restrictions contained in instrument(s), 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: April 18, 2001  
Auditor's No(s): 200104180092, records of Skagit County, Washington  
Executed By: James D. Ross and Linda S. Ross, husband and wife  
As Follows: The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary line adjustment is not for the purpose of creating an additional building lot.
3. Terms and conditions of the easement set forth in Parcel B of Exhibit "A".
4. Easement delineated on the face of said survey recorded under Auditor's File No. 200207240001;  
For: Ingress, egress and utilities  
Affects: Northerly portion of said premises
5. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,  
  
Recording Date: July 24, 2002  
Recording No.: 200207240001  
Matters shown: Shed
6. Terms, conditions, and restrictions of that instrument entitled Plat Lot of Record Certificate;  
Recorded: September 8, 2006  
Auditor's No(s): 200609080036, records of Skagit County, Washington
7. Agreement, including the terms, conditions and monies thereof, entered into;  
By: Harold Miller  
And Between: Samish Water District  
Recorded: August 9, 2007  
Auditor's No. 200708090088, records of Skagit County, Washington  
Providing: Sewer Service Agreement
8. City, county or local improvement district assessments, if any
9. Assessments, if any, levied by Samish Water District.

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.



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## EXHIBIT "A"

Order No.: 620020901

### PARCEL A:

That portion of Lots 4, 5 and 6, Block 5, PLAT OF ALGER, SKAGIT COUNTY WASHINGTON, according to the plat thereof recorded in Volume 4 of Plats, page 9, records of Skagit County, Washington, described as follows:

Beginning at the intersection of the North line of said Lot 6 and the Northeasterly right of way line of Old Highway 99 as shown on Survey recorded in Volume 19 of Surveys, page 190, under Skagit County Auditor's File No. 9710150048, records of Skagit County, Washington;  
Thence South  $35^{\circ}55'58''$  East along said right of way, a distance of 34.80 feet;  
Thence North  $89^{\circ}04'51''$  East parallel with the North line of said Lot 6, a distance of 195.62 feet;  
Thence South  $36^{\circ}40'43''$  East, a distance of 80.64 feet;  
Thence South  $22^{\circ}49'40''$  East, a distance of 163.00 feet to the South line of the property shown on said Survey;  
Thence North  $88^{\circ}54'18''$  East along said South line, a distance of 185.64 feet;  
Thence North  $35^{\circ}55'59''$  West, a distance of 298.65 feet to the North line of said Lot 6;  
Thence South  $89^{\circ}04'51''$  West along said North line, a distance of 337.81 feet to the point of beginning of this description.

(Also known as Lot 5 of a Survey recorded July 24, 2002, under Auditor's File No. 200207240001, records of Skagit County, Washington).

Situated in Skagit County, Washington.

### PARCEL B:

A non-exclusive easement for ingress, egress and utilities as delineated on the face of a survey recorded July 24, 2002, under Auditor's File No. 200207240001, records of Skagit County, Washington.

Situated in Skagit County, Washington.



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