



201409160032

Skagit County Auditor

9/16/2014 Page

1 of

3

\$74.00

1:26PM

When recorded return to:
Pedro Martinez and Erica Martinez
1009 S. 19th Street
Mount Vernon, WA 98274

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620021940

CHICAGO TITLE

620021940

STATUTORY WARRANTY DEED

THE GRANTOR(S) Paul Pace and Roberta Pace, 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 Pedro Martinez and Erica Martinez, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 18, Block 4, ALBERT BALCH'S WEDGWOOD, AN ADDITION TO MOUNT VERNON,
according to the plat thereof recorded in Volume 7 of Plats, page 24, records of Skagit County,
Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P54794, 3766-004-018-0000

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Chicago Title Company Order 620021940, Schedule B, Special Exceptions; and Skagit County Right
To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: September 11, 2014

Paul Pace

Roberta Pace

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20143428

SEP 16 2014

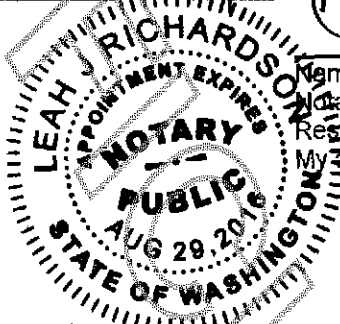
Amount Paid \$36542
Skagit Co. Treasurer
By Deputy

State of Washington
County of Whatcom

I certify that I know or have satisfactory evidence that

Paul Pace
is/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: September 12, 2014



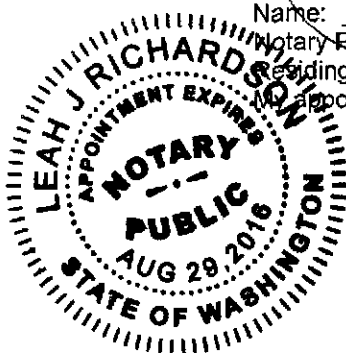
Name: Leah J. Richardson
Notary Public in and for the State of WA
Residing at: Bellingham WA
My appointment expires: 8-29-2016

State of Washington
County of Whatcom

I certify that I know or have satisfactory evidence that

Roberta Pace
is/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: September 11, 2014



Name: Leah J. Richardson
Notary Public in and for the State of WA
Residing at: Bellingham WA
My appointment expires: 8-29-2016



201409160032

SCHEDULE "B"

SPECIAL EXCEPTIONS

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: January 25, 1955
Auditor's No(s): 512247, records of Skagit County, Washington
In favor of: City of Mount Vernon
For: Sewer
2. Covenants, conditions, and restrictions 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: February 3, 1955
Auditor's No(s): 512718, records of Skagit County, Washington
Executed By: Park Estates Development Company, a Limited Partnership
3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by City of Mount Vernon.

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.



201409160032