

When recorded return to:

Mike N. Painter and Colleen A. Painter
4302 Whistle Lake Road
Anacortes, WA 98221



201503050045

Skagit County Auditor

\$75.00

3/5/2015 Page

1 of

4 11:35AM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620023193

CHICAGO TITLE
620023193

STATUTORY WARRANTY DEED

THE GRANTOR(S) Patricia L Forster, an unmarried woman

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Mike N. Painter and Colleen A. Painter, husband and wife

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

Unit 4204B, BHC CONDOMINIUM, according to Declaration thereof recorded September 30, 2008, under Auditor's File No. 200809300145, records of Skagit County, Washington and Survey Map and Plans thereof recorded under Auditor's File No. 200809300144, records of Skagit County, Washington.

Situated in Skagit County, Washington.

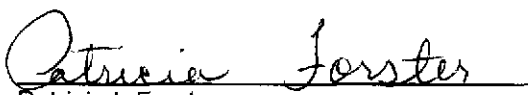
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P127932 / 4969-000-204-0100

Subject to:


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

Dated: February 27, 2015


Patricia L Forster

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2015696
MAR 05 2015

Amount Paid \$ 2942.⁰⁰
Skagit Co. Treasurer
By  Deputy

STATUTORY WARRANTY DEED

(continued)

State of WA

County of Skagit

I certify that I know or have satisfactory evidence that

Patricia L Forster
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: 3-3-15

Cassandra M Mitchell
Name: Cassandra M Mitchell
Notary Public in and for the State of WA
Residing at: MT Vernon, WA
My appointment expires: 3-10-17



EXHIBIT "A"

Exceptions

1. Relinquishment of all existing, future or potential easements for access, light, view and air, and all rights of ingress, egress and regress to, from and between said Land and the highway or highways to be constructed on lands conveyed by Deed:

To: State of Washington
Recording Date: November 11, 1956 and November 26, 1956
Recording No.: 543652 and 558888
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Gene Dunlap, a widower
Purpose: Ingress and egress
Recording Date: January 17, 1950
Recording No.: 440543
Affects: The exact location is not disclosed of record
3. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 REPLAT OF STITTWOOD DIVISION NO. III PH. I:

Recording No: 8307150036
4. Covenants, conditions, restrictions, and easements contained in declaration(s) of restrictions;
Recorded: August 21, 1985
Auditor's No(s): 8508210050, records of Skagit County, Washington
Executed by: William D. Stitt and Marjorie B. Stitt, husband and wife
5. Covenants, conditions, restrictions, contained in declaration(s) of restrictions;
Recorded: November 8, 1976
Auditor's No(s): 845588, records of Skagit County, Washington

AMENDED by instrument(s):
Recorded: August 31, 1990, October 12, 1995, April 20, 2000 and October 4, 2007
Auditor's No(s): 9008310082, 9510120022, 200004200019 and 200710040094, records of Skagit County, Washington
6. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed in instrument;
Recorded: November 8, 1976
Auditor's No(s): 845588, records of Skagit County, Washington
Imposed By: Stittwood Property Owner's Association
7. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed in instrument;
Recorded: August 21, 1985
Auditor's No(s): 8508210050, records of Skagit County, Washington
Imposed By: Stittwood Division 3 Property Owner's Association
8. Stittwood Division Three Property Owner's Association and the terms and conditions thereof

Recording Date: June 26, 2008
Recording No.: 200806260087
9. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 BHC CONDOMINIUM:

EXHIBIT "A"

Exceptions
(continued)

Recording No: 200809300144

10. 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: September 30, 2008
Recording No.: 200809300145

11. City, county or local improvement district assessments, if any.
12. Assessments, if any, levied by City of Anacortes.
13. Assessments, if any, levied by Stittwood Division III Property Owners Association.
14. Assessments, if any, levied by BHC Condominium Association.

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.