



201504080044

## When recorded return to:

Stacy L Voorhees  
910 34th Street, Unit 301  
Anacortes, WA 98221

Skagit County Auditor

\$73.00

4/8/2015 Page

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2 11:34AM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273  
Escrow No.: 620023401

CHICAGO TITLE  
620023401

## STATUTORY WARRANTY DEED

THE GRANTOR(S) Ronald F. Watts and Sharyan E. Watts, 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 Stacy Voorhees, a single person

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

Unit 301, MOUNT BAKER VIEW, A CONDOMINIUM, according to Declaration thereof recorded  
March 8, 1999 under Auditor's File No. 9903080159 and any amendments thereto; and Survey  
Map and Plans thereof recorded under Auditor's File No. 9903080158, records of Skagit County,  
Washington;

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P114793 / 4728-000-301-0000

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in  
Chicago Title Company Order 620023401, Schedule B, Special Exceptions, which are attached hereto  
and made a part hereof.

Dated: March 30, 2015

Ronald F. Watts

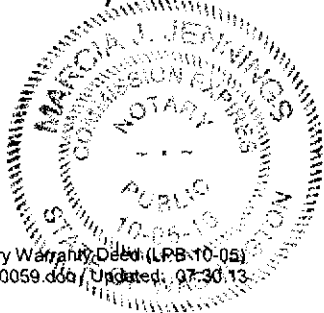
Sharyan E. Watts

State of WashingtonCounty of Skagit

I certify that I know or have satisfactory evidence that

Ronald F. Watts and Sharyan E. Watts  
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 7, 2015Name: Marcia J. JenningsNotary Public in and for the State of WAResiding at: Sedro-WoolleyMy appointment expires: 10/5/2016SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20151096

APR 08 2015

Amount Paid \$ 311.10

Skagit Co. Treasurer

By ME

Deputy

## SCHEDULE "B"

### SPECIAL EXCEPTIONS

1. 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 MOUNT BAKER VIEW - A CONDOMINIUM:

Recording No: 9903080158

2. Terms, covenants, conditions, easements, and restriction and liability for assessments in Declaration of Condominium for said condominium, but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;  
Recorded: March 8, 1999  
Auditor's No(s): 9903080159, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: September 18, 2000, August 30, 2005 and July 18, 2011  
Auditor's No(s): 200009180101, 200508300044 and 201107180102, records of Skagit County, Washington

3. Bylaws and the terms and conditions thereof  
Recorded: March 8, 1999  
Auditor's No.: 9903080160, records of Skagit County, Washington
4. Assessments levied pursuant to Declaration of Condominium and/or Bylaws for said condominium and any amendments thereto, to the extent provided for by RCW 64.34
5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by City of Anacortes.
7. Assessments, if any, levied by Mount Baker View Condominium Owner Association.
8. 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.