

POOR ORIGINAL



201504130052

Skagit County Auditor \$74.00
4/13/2015 Page 1 of 3 10:46AM

When recorded return to:
Amanda Jene Turner
5890 Ewings Court
Bow, WA 98232

Recorded at the request of:
Guardian Northwest Title
File Number: 109098

Statutory Warranty Deed

109098-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Diana L. Biddle, as her separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Amanda Jene Turner, a single person the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lots 9 and 10 Block 6, Haller's Second Addn.

Tax Parcel Number(s): P72979; 4099-006-010-0017

Lots 9 and 10, Block 6, HALLER'S SECOND ADDITION TO THE TOWN OF EDISON, according to the plat thereof recorded in Volume 2 of Plats, page 87, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 4/7/2015

Diana L. Biddle
Diana L. Biddle

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015 1150
APR 13 2015

Amount Paid \$2292.³⁰
Skagit Co. Treasurer
By Mum Deputy

STATE OF Illinois
COUNTY OF Lane } SS:

I certify that I know or have satisfactory evidence that Diana L. Biddle, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 4-7-15

[Signature]
Printed Name: Vincent M. Spilotro
Notary Public in and for the State of Illinois
Residing at 118 Anderson Blvd, Geneva, IL 60134
My appointment expires: 12/10/2016

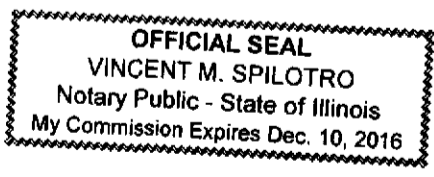


Exhibit "A"

A. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Haller's Second Addition to the Town of Edison
Recorded: February 14, 1890
Auditor's No.: Volume 2 of Plats, page 87

B. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Recorded: October 28, 1983
Auditor's No.: 8310280006
Regarding: Mobile Home
Affects: Said premises and other property

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice.

Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

C. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Recorded: January 5, 1990
Auditor's No.: 9001090026
Regarding: Mobile Home
Affects: Said premises and other property

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice.

Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

D. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS,
CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY:

Recorded: January 24, 1990
Auditor's No. 9001240030
Regarding: Sewage System

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice.

Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

E. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Skagit County
Recorded: July 2, 1997
Auditor's No. 9707020044
Purpose: Sewer