

When recorded return to:
Anthony C. DeJacommo and Deidra N. DeJacommo
21222 Little Mountain Road
Mount Vernon, WA 98274



Skagit County Auditor 5/1/2015 Page 1 of 5 4:13PM \$76.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620023606

CHICAGO TITLE

620023606

STATUTORY WARRANTY DEED

THE GRANTOR(S) Roy R. Lee and Joan L. Lee, 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 Anthony C. DeJacommo and Deidra N. DeJacommo,
Husband and Wife

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

PARCEL A:

That portion of the Northwest Quarter of the Northwest Quarter of Section 34, Township 34 North, Range 4 East of the Willamette Meridian, lying South of the County Road;

EXCEPT the West 900 feet thereof;

AND EXCEPT that portion conveyed to Skagit County for road purposes by Deed recorded April 30, 1936, under Auditor's File No. 391250, records of Skagit County, Washington;

AND ALSO EXCEPT that portion thereof conveyed to the State of Washington by Deed recorded December 31, 1953, under Auditor's File No. 496809, records of Skagit County, Washington.

Situated in Skagit County, Washington

PARCEL B:

That portion of the East Half of the Northwest Quarter of the Southwest Quarter of Section 34, Township 34 North, Range 4 East of the Willamette Meridian, lying North and West of that portion conveyed to the State of Washington by Deed recorded December 31, 1953, under Auditor's File No. 496809, records of Skagit County, Washington.

Situated in Skagit County, Washington.

PARCEL C:

All that portion of the Southeast Quarter of the Northwest Quarter of Section 34, Township 34 North, Range 4 East of the Willamette Meridian, lying North of Parcel "A" and West of Parcel "B" as described in Judgment and Decree of Appropriation filed July 21, 1954, in Skagit County Superior Court Cause No. 22505.

Situated in Skagit County Washington.

P29720, P29727, P29723

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2015/5/18
MAY 01 2015

Amount Paid \$ 2,230.00
Skagit Co. Treasurer
By M.G. Deputy

STATUTORY WARRANTY DEED
(continued)

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

Tax Parcel Number(s): P29720 / 340434-2-008-0202, P29727 / 340434-3-002-0008, P29723 / 340434-2-009-0003

Subject to:

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

Dated: April 28, 2015

Roy R. Lee
Roy R. Lee

Joan L. Lee
Joan L. Lee

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Roy R. Lee Joan L. Lee
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 28, 2015

Lourea Lynn Garika
Name: Lourea Lynn Garika
Notary Public in and for the State of Washington
Residing at: Washington
My appointment expires: 10/27/2018

LOUREA L. GARKA
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 10-27-2018

EXHIBIT "A"
Exceptions

1. Exceptions and reservations as contained in instrument;
Recorded: May 21, 1930 and October 25, 1934
Auditor's No.: 230479 and 265469, records of Skagit County, Washington
Executed By: English Lumber Company
As Follows:
Reserving, however, unto the grantor, its successors and assigns, all coal, minerals, mineral ores and valuable deposits of oil and gas in said lands now known or hereafter discovered, with the right to prospect for, extract and remove the same; provided, however, that the grantor, its successors or assigns, shall pay to the grantees, their heirs or assigns, any damage caused to the surface of said lands by the extraction or removal of any such coal, minerals, mineral ores, oil, or gas and by the operations of prospecting for and mining the same.
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: English Lumber Company
Purpose: Road
Recording Date: May 21, 1930
Recording No.: 234079
Affects: Portion of said premises
3. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Gerard Weaver and Mildred E. Weaver
Purpose: Road
Recording Date: September 23, 1971
Recording No.: 758424
Affects: Portion of said premises
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Skagit County Sewer District No. 2
Purpose: Sewer
Recording Date: June 26, 1979
Recording No.: 7906260021
Affects: Portion of said premises
5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Skagit County Sewer District No. 2
Purpose: Sewer
Recording Date: July 5, 1979
Recording No.: 7907050015
Affects: Portion of said premises
6. Record of Survey

Recording Date: September 24, 1999
Recording No.: 199909240037
7. Title Notification - Development Activities on or Adjacent to Designated Natural Resource Lands and the terms and conditions thereof

Recording Date: December 6, 2002
Recording No.: 200212060021
8. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc.
Purpose: Electric transmission and/or distribution line, together with necessary

EXHIBIT "A"

Exceptions
(continued)

- appurtenances
Recording Date: December 16, 2002
Recording No.: 200212160203
Affects: Portion of said premises
9. Record of Surveys
Recording Date: May 27, 2003
Recording No.: 2003052700356 and revised by 200309120214
10. Encroachment of a building and an old barn by an undisclosed amount onto property adjacent on the Northeast as delineated on Surveys recorded May 27, 2003 and September 12, 2003, under Auditor's File No. 200305270356 and 200309120214, records of Skagit County, Washington.
11. Protected Critical Area Site Plan and the terms and conditions thereof
Recording Date: January 28, 2005
Recording No.: 200501280045
12. Lot of Record Certification and the terms and conditions thereof
Recording Date: September 13, 2005
Recording No.: 200509130134
Affects: Said premises
13. Low Flow Mitigation Summary and the terms and conditions thereof
Recording Date: September 27, 2005
Recording No.: 200509270234
14. Accessory Dwelling Unit and the terms and conditions thereof
Recording Date: September 27, 2005
Recording No.: 200509270235
15. Drinking Water System Status Report and the terms and conditions thereof
Recording Date: June 1, 2006
Recording No.: 200606010084
16. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 1, 2007
Auditor's No(s): 200708010065, records of Skagit County, Washington
In favor of: Adam Ware et al
For: Ingress, egress and utilities
Affects: A portion of said premises
17. Record of Survey
Recording Date: April 7, 2010
Recording No.: 201004070032
18. Terms and conditions contained in Application for Current Use Classification (entered into pursuant to RCW 84.33 4); Notice of Approval
Recorded: May 24, 1988
Auditor's No.: 8805240004, records of Skagit County, Washington
Classification: Farm and Agricultural Land

Continuance:
Recorded: May 19, 2009
Auditor's No.: 200905190060

The property described herein may be subject to additional taxes, assessments, interest, and penalties upon withdrawal from said classification or change in use.

EXHIBIT "A"

Exceptions
(continued)

19. City, county or local improvement district assessments, if any.