

**When recorded return to:**

Robert J. Hibler, Jr. and Sharon E. Hibler  
18754 Fisherman's Loop  
Burlington, WA 98233



201507010088

Skagit County Auditor

\$74.00

7/1/2015 Page

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3 3:55PM

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620024170

**CHICAGO TITLE**

**620024170**

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) James L Jewell and Florence M Jewell, husband and wife, 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 Robert J. Hibler, Jr. and Sharon E. Hibler, husband and wife

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

Lot 61, SAMISH RIVER PARK, DIVISION NO. 1, according to the plat thereof recorded in Volume  
9 of Plats, pages 43 and 44, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Together with a 1980 Candlewood Mobile Home %12792 /16635 56/24

Tax Parcel Number(s): P68751 / 3990-000-061-0002,

Subject to:

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

Dated: June 26, 2015

James L Jewell

Florence M Jewell

2015 2521  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUL 01 2015

Amount Paid \$ 2495.00  
Skagit Co. Treasurer  
By Deputy

STATUTORY WARRANTY DEED

(continued)

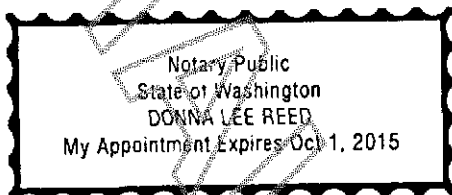
State of WASHINGTON

County of Skagit

I certify that I know or have satisfactory evidence that James L Jewell and Florence M Jewell are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 6/29/15

Donna Lee Reed  
Name: Donna Lee Reed  
Notary Public in and for the State of Washington  
Residing at: Marysville, WA  
My appointment expires: 10/1/2015



## EXHIBIT "A"

### Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 SAMISH RIVER PARK DIVISION NO. 1:  
Recording No: 703269
2. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: August 10, 1929  
Auditor's No(s): 225812, records of Skagit County, Washington  
In favor of: Puget Sound Power and Light Company  
For: Electric transmission and/or distribution line, together with necessary appurtenances  
  
Note: Exact location and extent of easement is undisclosed of record.
3. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recorded: May 11, 1954  
Auditor's No(s): 501365, records of Skagit County, Washington  
In favor of: State of Washington, Department of Game  
For: The free and unrestricted passage of sport fishermen in order to fish in the Samish River  
Affects: A 25 foot strip of land bordering and extending along each side of the Samish River
4. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
5. Covenants, conditions, and restrictions contained in declaration(s) of restriction, 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: August 15, 1967  
Auditor's No(s): 703232, records of Skagit County, Washington  
  
AMENDED by instrument:  
Recorded: February 16, 1968, April 12, 1979, September 22, 1995, March 23, 1998, and August 18, 1998  
Auditor's No.: 710329, 7904120004, 9509220088, 9803230110 and 9808180048, records of Skagit County, Washington
6. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);  
Recorded: August 15, 1967  
Auditor's No(s): 703232, records of Skagit County, Washington
7. Assessments, if any, levied by Samish River Park, Inc..
8. City, county or local improvement district assessments, if any.