

When recorded return to:  
Byung Song and Jung Song  
4422 Orchard Avenue  
Anacortes, WA 98221



201507210081  
Skagit County Auditor  
7/21/2015 Page 1 of 2 3:39PM \$73.00

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273  
Escrow No.: 620024683

CHICAGO TITLE  
620024683 STATUTORY WARRANTY DEED

THE GRANTOR(S) Jeffrey T. Allgaier and Elizabeth M. Allgaier, 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 Byung Song and Jung Song, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 26, The Orchards P.U.D., according to the plat thereof, recorded January 19, 2006, under  
Auditor's File No. 200601190126, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P124009, 4882-000-026-0000,

Subject to: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: July 17, 2015

Jeffrey T. Allgaier

Elizabeth M. Allgaier

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20152838  
JUL 21 2015

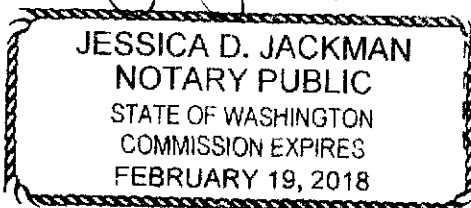
Amount Paid \$ 7837.00  
Skagit Co. Treasurer  
By HB Deputy

State of Washington

County of Benton

I certify that I know or have satisfactory evidence that Jeffrey T. Allgaier and Elizabeth M. Allgaier  
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: July 17, 2015



Name: Jessica Jackman  
Notary Public in and for the State of WA  
Residing at: Prosser  
My appointment expires: 2/19/2018

## EXHIBIT "A"

### Exceptions

1. Agreement, including the terms and conditions thereof; entered into;  
By: Richard A. Ballow, et al  
And Between: Irving Construction Corp.  
Recorded: May 27, 2005  
Auditor's No.: 200505270170, records of Skagit County, Washington  
Providing: Cost sharing for plat of "The Orchards"
2. 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 Plat of the Orchards PUD.  
  
Recording No: 200601190126
3. 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.
4. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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;  
Recorded: January 19, 2006  
Auditor's No(s): 200601190127, records of Skagit County, Washington  
Executed By: Irving Construction Corp., et al
5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);  
Recorded: January 19, 2006  
Auditor's No(s): 200601190127, records of Skagit County, Washington  
Imposed By: Irving Construction Corp., et al
6. Agreement, including the terms and conditions thereof; entered into;  
By: City of Anacortes  
And Between: 41st Street Waterline Association  
Recorded: January 22, 1999  
Auditor's No.: 9901220116, records of Skagit County, Washington  
Providing: Latecomers Agreement
7. City, county or local improvement district assessments, if any.
8. Assessments, if any, levied by City of Anacortes.
9. Assessments, if any, levied by The Orchards PUD Owner's 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.