

When recorded return to:  
Karl A. Morse and Yuriko Morse  
116 Cedarwood Place  
Mount Vernon, WA 98273



201507290075

Skagit County Auditor

\$74.00

7/29/2015 Page

1 of

3

1:45PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620024593

## CHICAGO TITLE 620024593 STATUTORY WARRANTY DEED

THE GRANTOR(S) Kenneth D. Ball and Sandra J. Ball, 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 Karl A. Morse and Yuriko Morse, Husband and Wife

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

Lot 55, PLAT OF LITTLE MOUNTAIN ADDITION, according to the plat thereof recorded in Volume 15 of Plats pages 1 through 5, inclusive, records of Skagit County, Washington

EXCEPT that portion lying Easterly of the following described line:

Beginning at the most Northerly corner of said Lot 55;  
Thence South 20°19'27" East, a distance of 45.16 feet  
Thence South 25°26'04" East, a distance of 77.62 feet to the Southerly line of said Lot 55 and the terminus of this line description.

Situated in Skagit County, Washington.

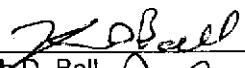
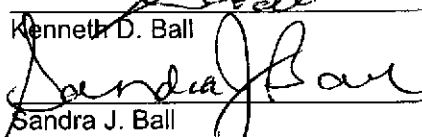
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P100665, 4566-000-055-0004,

Subject to:

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

Dated: July 28, 2015

  
Kenneth D. Ball  
  
Sandra J. Ball

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2015 2957  
JUL 29 2015

Amount Paid \$ 3,707.40  
Skagit Co. Treasurer  
By  Deputy



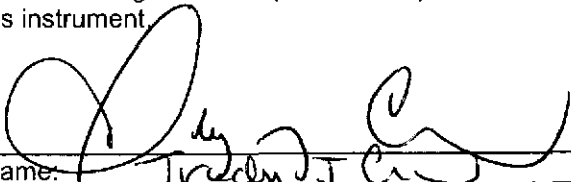
STATUTORY WARRANTY DEED

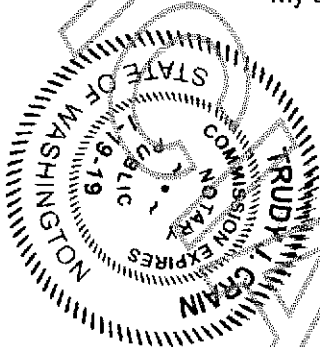
(continued)

State of Washington  
County of Skaup

I certify that I know or have satisfactory evidence that  
Kenneth D. Ball + Sandra J Ball  
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: 7-28-15

  
Name: Trudy J. Crain  
Notary Public in and for the State of WASH  
Residing at: only dr  
My appointment expires: 1-19-19





## EXHIBIT "A"

### 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 **PLAT OF LITTLE MOUNTAIN ADDITION:**

Recording No: 9110170035

2. Skagit County Right-to-Farm Ordinance;

Recording Date: February 20, 2004

Recording No.: 200402200091

3. Assessments, if any, levied by City of Mount Vernon.
4. City, county or local improvement district assessments, if any.