



201511160210

Skagit County Auditor

\$74.00

11/16/2015 Page

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2 3:22PM

When recorded return to:

Morgan F. Merrill and Kathryn A. Merrill
4509 Queen Ann Way
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98279
Escrow No.: 620025487

CHICAGO TITLE

620025487

STATUTORY WARRANTY DEED

THE GRANTOR(S) Michael Anderson and Nicole Anderson, 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 Morgan F. Merrill and Kathryn A. Merrill, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 24, SKYLINE NO. 4, according to the plat thereof recorded in Volume 9 of Plats, pages 61 and
62, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P59239 / 3820-000-024-0004

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

Dated: November 11, 2015

Michael Anderson

Nicole Anderson

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20154669

NOV 16 2015

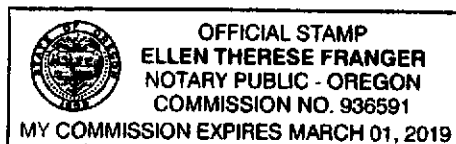
Amount Paid \$ 6973.70
Skagit Co. Treasurer
By Deputy

State of Oregon

County of Hood River

I certify that I know or have satisfactory evidence that
Michael Anderson and Nicole Anderson
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: 11/12/2015



Name: Ellen Therese Franger
Notary Public in and for the State of Oregon
Residing at: Hood River, OR
My appointment expires: 3/1/19

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 SKYLINE NO. 4:**

Recording No.: 719990

2. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: November 22, 1968
Recording No.: 720642

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 24, 2005
Recording No.: 200506240110

3. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: December 9, 1968
Auditor's No.: 721184, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Underground electric system, together with necessary appurtenances
Affects: The Exterior 5 feet and rear boundary lines and under and upon the exterior 2.5 feet of side boundary lines

4. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed by instrument
Recorded: July 25, 1972
Auditor's No.: 788442, records of Skagit County, WA
Imposed by: Skyline Beach Club, Inc.

5. Avigation Easement including the terms, covenants and provisions thereof

Recording Date: January 20, 1972
Recording No.: 763227

6. Bylaws Skyline Beach Club, including the terms, covenants and provisions thereof;

Recording Date: July 28, 2009
Recording No.: 200907280031

Amendment to the Bylaws of Skyline Beach Club, Inc. recorded under Auditor's File No. 201308290044

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.