

**When recorded return to:**

Rene Tijerina  
P.O. Box 1054  
Burlington, WA 98233

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273  
Escrow No: 620025681



201512230094

Skagit County Auditor \$74.00  
12/23/2015 Page 1 of 2 3:33PM

CHICAGO TITLE

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) James L. Farrington and Anna M. Farrington, 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 Rene Tijerina, a single person the following described real estate, situated in the County of Skagit, State of Washington:

Tract 12 and the West half of Tract 11, Thresher's First Addition, according to the plat thereof, recorded in Volume 7 of plats, page 52, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P70001 / 4031-000-012-0001,

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

Dated: December 19, 2015

James L. Farrington

Anna M. Farrington

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20155196  
DEC 23 2015

Amount Paid \$ 4232.50  
Skagit Co. Treasurer  
By Deputy

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that

James L. Farrington & Anna M. Farrington  
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: Dec 21, 2015



Name: DEBORAH K. FLICK  
Notary Public in and for the State of WA  
Residing at: Burlington  
My appointment expires: 8/19/18

**EXHIBIT "A"**  
Exceptions

1. 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: March 22, 1957  
Recording No.: 548995

2. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: July 9, 2009  
Recording No.: 200907090068  
Matters shown: Fence

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

4. Assessments, if any, levied by City of Sedro-Woolley.

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.