

When recorded return to:  
Israel Arreola  
408 Spring Lane  
Sedro Woolley, WA 98284



201603180098

Skagit County Auditor \$75.00  
3/18/2016 Page 1 of 3 3:45PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

1835 Barkley Boulevard, Suite 105  
Bellingham, WA 98226

Escrow No.: 245380212

CHICAGO TITLE

620026528

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2016913  
MAR 18 2016

Amount Paid \$ 3654.<sup>00</sup>  
Skagit Co. Treasurer  
By *Mam Deputy*

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) John Avey and Sarah Avey, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration

in hand paid, conveys, and warrants to Israel Arreola and Maria Arreola, husband and wife

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

lot 5, Plat of Spring Meadows - Div. I, as per plat recorded in Volume 17 of plats, pages 65 and 66,  
records of Skagit County, Washington.  
Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P114848, 4732-000-005-0000

Subject to:

Exhibit "A" attached hereto and by this referenced made a part thereof

**STATUTORY WARRANTY DEED**  
(continued)

Dated: March 9, 2016


  
\_\_\_\_\_  
John Avey

  
\_\_\_\_\_  
Sarah Avey

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that John Avey and Sarah Avey 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: March 18 2016

  
Name: HEIDI L ELDER  
Notary Public in and for the State of Washington  
Residing at: Bellevue  
My appointment expires: 3-2-17

HEIDI L ELDER  
STATE OF WASHINGTON  
NOTARY PUBLIC  
MY COMMISSION EXPIRES  
03-02-2017

**EXHIBIT "A"**

**Order No.: 245380212**

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 PLAT OF SPRING MEADOWS DIV. 1:

Recording No: 9905140014

2. Terms and conditions of Ordinance  
Executed by: City of Sedro-Woolley  
Recorded: January 26, 1994  
Auditor's No.: 9401260022, records of Skagit County, Washington
3. Terms and conditions of By-Laws of Plat of Spring Meadows Homeowners Association  
Recorded: April 15, 1999  
Auditor's No.: 9904150047, records of Skagit County, Washington

4. Covenants, conditions, easements, assessments and restrictions contained in declaration 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: March 4, 1999  
Auditor's No.: 9903040085, records of Skagit County, Washington  
Executed By: Vine Street Fund, L.L.C.

AMENDED by instruments

Recorded: April 15, 1999, May 25, 1999, July 24, 2000, August 28, 2006 and December 7, 2006  
Auditor's Nos.: 9904150048, 9905250019, 200007240001, 200608280166 and 200612070087  
Records of: Skagit County, Washington

5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument;  
Recorded: March 4, 1999  
Auditor's No.: 9903040085, records of Skagit County, Washington  
Imposed By: Vine Street Fund, L.L.C.

AMENDED by instruments

Recorded: April 15, 1999, May 25, 1999, July 24, 2000, August 28, 2006 and December 7, 2006  
Auditor's Nos.: 9904150048, 9905250019, 200007240001, 200608280166, 200612070087  
Records of: Skagit County, Washington