



201603250048

Skagit County Auditor

\$75.00

3/25/2016 Page

1 of

3 11:31AM

When recorded return to:

Douglas S. Fowler and Deanna M. Fowler
P.O. Box 1683
Arlacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620026414

CHICAGO TITLE

620026414

STATUTORY WARRANTY DEED

THE GRANTOR(S) Dennis E. Brown and Jeanne A. Brown, 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 Douglas S. Fowler and Deanna M. Fowler, a married couple

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

Tract 6 of Skagit County Short Plat No. 39-86 as approved December 16, 1986, and recorded December 16, 1986, in Volume 7 of short plats, page 147, under Auditor's File No. 8612160012, records of Skagit County; being a portion of Lot 1 of Skagit County Short Plat No. 103-80 in the Northeast quarter of the Northwest quarter in Section 10, Township 34 North, Range 4 East of the Willamette Meridian;

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P24450 / 340410-2-002-0602

Subject to:

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

Dated: March 18, 2016

Dennis E. Brown

Dennis E. Brown

Jeanne A. Brown

Jeanne A. Brown

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016993

MAR 25 2016

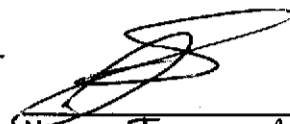
Amount Paid \$ 7,303.⁰⁰
Skagit Co. Treasurer
By *mem* Deputy

STATUTORY WARRANTY DEED
(continued)

State of Arizona
County of Maricopa

I certify that I know or have satisfactory evidence that Dennis E. Brown and Jeanne A. Brown 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: 3-21-2016


Name: Justin A. Stittsworth
Notary Public in and for the State of Arizona
Residing at: Maricopa County AZ
My appointment expires: 2-6-2020



JUSTIN A. STITTSWORTH
Notary Public - Arizona
Maricopa County
Expires 02/06/2020

EXHIBIT "A"
Exceptions

1. Reservations and recitals contained in the Deed as set forth below:

Grantor: W.A. McKenna and Ethel McKenna, husband and wife
Recording Date: April 10, 1936
Recording No.: 277935

Said document provides for, among other things, the following:

Excepting and reserving all the oil, gas and mineral rights

2. Any failure to comply with terms and conditions contained in the instrument creating the easement described as

Purpose: ingress and egress
Recording Date: January 1, 1937
Recording No.: 8010140037

Reference is hereby made to said document for full particulars.

3. 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 Short Plat 103-80:

Recording No: 8103260002

4. 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 Short Plat 39-86:

Recording No: 8612160012

5. 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: December 18, 1986
Recording No.: 8612180002