

When recorded return to:
Hector Calzada, Sr. and Patricia Calzada
24224 Polte Road
Sedro Woolley, WA 98284



201606230086
Skagit County Auditor
6/23/2016 Page 1 of 3 3:34PM \$75.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620027449

CHICAGO TITLE
620027449

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jacob L. Jennings and Brenda A. Jennings, 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 Hector Calzada, Sr. and Patricia Calzada, a married couple

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

PARCEL A:

Lot 2 of CITY OF SEDRO WOOLLEY SHORT PLAT NO. PL02-0512, as approved May 1, 2002
and recorded May 15, 2003, under Auditor's File No. 200305150125 records of Skagit County,
WA; being a portion of Northwest Quarter of Section 19, Township 35 North, Range 5 East of the
Willamette Meridian.

Situated in Skagit County, Washington.

PARCEL B:

A non-exclusive easement for access and utilities as described in instrument recorded February
21, 2003 under Auditor's File No. 200302210200, records of Skagit County Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P120414 / 350519-0-185-0100,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20162601
JUN 23 2016

Amount Paid \$ 4811.00
Skagit Co. Treasurer
By HB Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: 6/22/2016

[Signature]
Jacob L. Jennings

[Signature]
Brenda A. Jennings

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that
Jacob L. Jennings & Brenda A. Jennings
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: 6/22/16

Donna Lee Reed
Name: Donna Lee Reed
Notary Public in and for the State of Washington
Residing at: Marysv. Hk, WA
My appointment expires: 10/1/2019

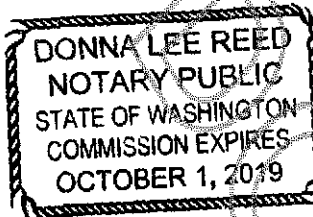


EXHIBIT "A"

Exceptions

1. Terms, conditions, and restrictions of that instrument entitled Order on Variance Permit Application VA-01-0480;
Recorded: January 31, 2002
Auditor's No(s): 200201310116, records of Skagit County, Washington
2. Agreement and Easement, including the terms and conditions thereof; entered into;
By: Nels E.A. Anderson and Leona M. Anderson, husband and wife
And Between: Mae Norris, a single woman; Lewis E. Norris and Marcia E. Norris, husband and wife
Recorded: February 21, 2003
Auditor's No.: 200302210200, records of Skagit County, Washington
Providing: Non-exclusive easement for ingress, egress and utilities and the maintenance thereof
3. Terms, conditions, and restrictions of that instrument entitled Agreement Regarding Annexation and Ulid/Lid Waiver of Protests for Development within the UGA of The City of Sedro Woolley;
Recorded: May 15, 2003
Auditor's No(s): 200305150126, records of Skagit County, Washington
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 CITY OF SEDRO WOOLLEY SHORT PLAT NO. PL02-512:

Recording No: 200305150125
5. Terms and conditions of the easement set forth in Parcel B of Exhibit "A"
6. Order on Special Use SU 04 0814 including the terms, covenants and provisions thereof

Recording Date: May 11, 2005
Recording No.: 200505110035
7. City, county or local improvement district assessments, if any.