

When recorded return to:
Broch D. Fugate and Katherine A. Fugate
425 South 38th Place
Mount Vernon, WA 98274



Skagit County Auditor
7/5/2016 Page

1 of 4 2:03PM
\$76.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620027153

CHICAGO TITLE
620027153

STATUTORY WARRANTY DEED

THE GRANTOR(S) Christine Elizabeth Minor, an unmarried woman
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Broch D. Fugate and Katherine A. Fugate, husband and wife
the following described real estate, situated in the County of Skagit, State of Washington:
Lot 34, PARK RIDGE DIVISION II, according to the plat thereof, recorded in Volume 15 of Plats,
pages 187 and 188, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P105917 / 4634-000-034-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20162824
JUL - 5 2016

Amount Paid \$6235.00
Skagit Co. Treasurer
By H.S. Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: June 23, 2016

Christine Elizabeth Minor
Christine Elizabeth Minor

State of FL
County of Leon

I certify that I know or have satisfactory evidence that Christine Elizabeth Minor is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 06.24.2016

Cynthia Dupont Jones
Name: Cynthia Dupont Jones

Notary Public in and for the State of FL

Residing at: 16307 Marked Rock Dr Tall

My appointment expires: 03.15.2017

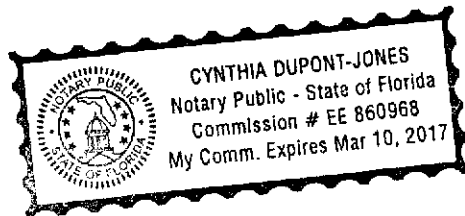


EXHIBIT "A"
Exceptions

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 PARK RIDGE DIVISION NO. 2:

Recording No: 9408110044

2. Agreement, including the terms and conditions thereof; entered into;
By: Jeanne McNeil
And Between: T.H.S., Inc.
Recorded: February 3, 1993
Auditor's No. 9302030154, records of Skagit County, Washington
Providing: Access and utilities

3. Agreement, including the terms and conditions thereof; entered into;
By: City of Mount Vernon, a municipal corporation
And Between: T.H.S., Inc.
Recorded: October 19, 1993
Auditor's No.: 9310190066, records of Skagit County, Washington
Providing: Power of attorney and agreement regarding information of local improvement district

4. Covenants, conditions, easements and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;
Recorded: August 31, 1994
Auditor's No(s): 9408310034, records of Skagit County, Washington
Executed By: THS, Inc., a Washington corporation

Said instrument is a re-recording of instrument (s);

Recorded: October 22, 1993

Auditor's File No(s): 9310220090, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: August 31, 1994

Auditor's No(s): 9408310035, records of Skagit County, Washington

EXHIBIT "A"

Exceptions (continued)

5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: August 31, 1994
Auditor's No(s): 9408310034, records of Skagit County, Washington
Imposed By: The Summer Ridge Owners' Association

Said instrument is a re-recording of instrument (s);
Recorded: December 22, 1993
Auditor's File No(s): 9312220090, records of Skagit County, Washington
6. City, county or local improvement district assessments, if any.
7. Assessments, if any, levied by City of Mount Vernon.
8. Dues, charges and assessments, if any, levied by Summer Ridge Owners Association