



201607280077

Skagit County Auditor

\$75.00

7/28/2016 Page

1 of

3 3:37PM

When recorded return to:

Karla J. Gulke and Larry J. Gulke
715 North Waugh Road
Mount Vernon, WA 98273

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620028001

CHICAGO TITLE

620028001

STATUTORY WARRANTY DEED

THE GRANTOR(S) Lynford Vere Somers, an unmarried man, as his separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Karla J. Gulke and Larry J. Gulke, Husband and Wife

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

Lot 22, "PLAT OF HILLTOP HAVEN NO. 2" according to the plat thereof recorded in Volume 14 of
Plats, pages 2 and 3, records of Skagit County, Washington.

Situated in Skagit County, Washington

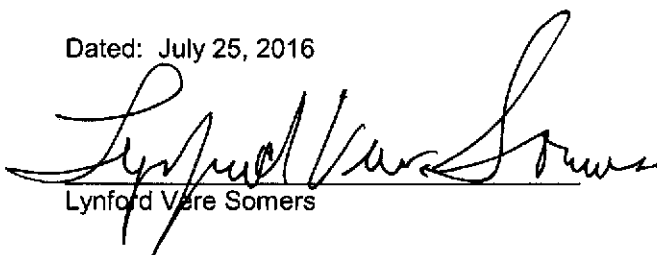
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P83146 / 4472-000-022-0005,

Subject to:

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

Dated: July 25, 2016


Lynford Vere Somers

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 3224

JUL 28 2016

Amount Paid \$ 5612.00
Skagit Co. Treasurer
By *nam* Deputy

STATUTORY WARRANTY DEED
(continued)

State of Washington

County of SKAGIT

I certify that I know or have satisfactory evidence that

Lynford Vere Somers

(is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: July 27, 2016

Kathryn A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish co
My appointment expires: 9-01-2018

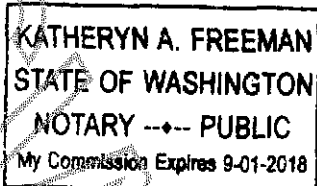


EXHIBIT "A"
Exceptions

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 HILLTOP HAVEN NO. 2.

Recording No: 8501310022

2. Covenants, conditions, and restrictions contained in declaration(s) 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: July 20, 1987

Auditor's No(s): 8707200074, records of Skagit County, Washington

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

Recorded: July 21, 1986

Auditor's File No(s): 8607210126, records of Skagit County, Washington

3. Agreement, including the terms and conditions thereof; entered into;

By: City of Mount Vernon

And Between: Don Derkland

Recorded: September 17, 1987

Auditor's No.: 8709170028, records of Skagit County, Washington

Providing: Standard Participation Contract

4. Promissory Note including the terms, covenants and provisions thereof

Recording Date: April 14, 2015

Recording No.: 201504140072

Maker: Lynford Vere Somers

Holder: Royanne Theresa Somers

Amount owing: \$115,000.00

5. Assessments, if any, levied by City of Mount Vernon .

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