

UNRECORDED

When recorded return to:  
Carter T. Labarthe  
4211 Bryce Drive  
Anacortes, WA 98221



201609210056

Skagit County Auditor \$76.00  
9/21/2016 Page 1 of 4 1:41PM

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620028552

**CHICAGO TITLE**  
620028552

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Raymond J. McGrath, a single person  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Carter T. Labarthe, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:  
Lot 13, PLAT OF SKYLINE DIV. 12, PHASE I, according to the plat thereof, recorded in Volume  
12 of Plats, pages 44 through 45, records of Skagit County, Washington.  
Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P81227/ 4391-000-013-0004

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20164260  
SEP 21 2016

Amount Paid \$ 5416.20  
Skagit Co. Treasurer  
By HB Deputy

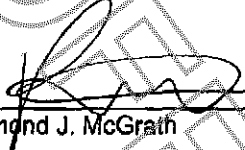
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20164254  
SEP 20 2016

Amount Paid \$ 5416.20  
Skagit Co. Treasurer  
By HB Deputy

**STATUTORY WARRANTY DEED**  
(continued)

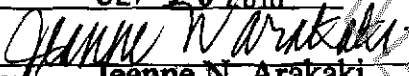
Dated: September 15, 2016

  
\_\_\_\_\_  
Raymond J. McGrath *16 SEP 16*

*in RM*  
State of ~~WASHINGTON~~ *Hawaii* City and  
County of ~~SKAHIT~~ *Honolulu*

I certify that I know or have satisfactory evidence that Raymond J. McGrath is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: SEP 16 2016

  
\_\_\_\_\_  
Name: Jeanne N. Arakaki  
Notary Public in and for the State of Hawaii  
Residing at: Pearl Harbor HI  
My appointment expires: 12.16.16

*LS*  
*gr*

*LS*  
*gr*

Jeanne N. Arakaki - Notary Circuit Doc Date: SEP 16 2016  
# Page: 2 Doc. Description: Statutory  
Warranty Deed  
Jeanne N. Arakaki SEP 16 2016

## 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 SKYLINE DIV. 12, PHASE 1:

Recording No: 895351

2. Covenants, conditions, and restrictions contained in declaration of restrictions, but omitting any covenant 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 by does not discriminate against handicap persons.

Recorded: January 25, 1979

Auditor's No.: 895350, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: June 10, 2005

Auditor's No(s): 200506100193, records of Skagit County, Washington

3. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);

Recorded: October 7, 1977

Auditor's No(s): 866299, records of Skagit County, Washington

4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);

Recorded: January 22, 1979

Auditor's No(s): 895126, records of Skagit County, Washington

Imposed By: Skyline Beach Club, Inc.

5. Bylaws Skyline Beach Club

Recording Date: July 28, 2009

Recording No.: 200907280031

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

7. Assessments, if any, levied by City of Anacortes.

8. Assessments, if any, levied by Skyline Beach Club, Inc..

**EXHIBIT "A"**  
Exceptions  
(continued)

UNOFFICIAL DOCUMENT