

When recorded return to:  
Armand L. Keith and Jordan A Hermes  
916 Summer Meadows Court  
Sedro Woolley, WA 98284



Skagit County Auditor \$76.00  
9/30/2016 Page 1 of 4 10:05AM

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620028495

**CHICAGO TITLE**  
020028495

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Carolyn T. Wahl, who acquired title as Carolyn J. Tenneson and Ben Wahl, wife and husband

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Armand L. Keith and Jordan A. Hermes, a married couple

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

Lot 32, Plat of Summer Meadows, according to the plat thereof, recorded in Volume 15 of Plats, Pages 176 through 178, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P107015/ 4630-000-032-0001

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2016 4461  
SEP 30 2016

Amount Paid \$ 4330.40  
Skagit Co. Treasurer  
By HB Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: September 23, 2016

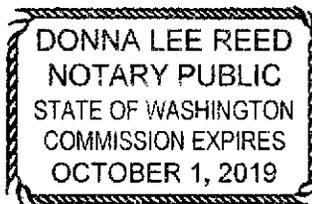
Carolyn F. Wahl  
Carolyn F. Wahl  
Ben Wahl  
Ben Wahl

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Carolyn F. Wahl and Ben Wahl 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: 09/27/16

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



**EXHIBIT "A"**  
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company  
Purpose: Electric transmission and/or distribution line  
Recording Date: February 1, 1994  
Recording No.: 9402010068

2. 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 **SHORT PLAT NO. SW-1-78:**

Recording No: 872597

3. 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 SUMMER MEADOWS:**

Recording No: 9407130077

4. 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: July 15, 1994  
Recording No.: 9407150146

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

**EXHIBIT "A"**

Exceptions  
(continued)

Recording Date: June 6, 1995  
Recording No.: 9506060018

6. Disclosure on deed regarding Skagit County policy for unincorporated areas to protect and encourage agriculture and forestry operations;

Recording Date: October 14, 2005  
Recording No.: 200510140176

7. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Cornerstone Court, Joint Venture  
Recording Date: July 15, 1994  
Recording No.: 9407150146

8. City, county or local improvement district assessments, if any.  
9. Assessments, if any, levied by City of Sedro-Woolley.