

When recorded return to:  
Paulino Robles Perez and Esther Robles Ramirez  
2120 East Viewmont Drive  
Mount Vernon, WA 98273



Skagit County Auditor  
10/28/2016 Page 1 of 4 4:18PM \$76.00

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620028543

**CHICAGO TITLE**  
620028543

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20164934  
OCT 28 2016

Amount Paid \$ 4,099.<sup>00</sup>  
Skagit Co. Treasurer  
By *mlm* Deputy

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Lori A. Dawn, an unmarried woman, as her 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 Paulino Robles Perez and Esther Robles Ramirez, a married  
couple

the following described real estate, situated in the County of Skagit, State of Washington:  
Lot 15, BEL-AIR MANOR SECOND ADDITION, MOUNT VERNON, according to the Plat thereof  
recorded in Volume 7 of Plats, Page 97, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P52339/3706-000-015-0004

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: October 20, 2016

  
\_\_\_\_\_  
Lori A. Dawn

**STATUTORY WARRANTY DEED**

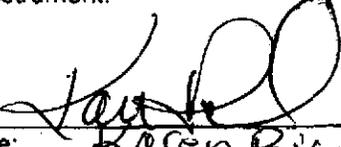
(continued)

State of WA

County of Snohomish

I certify that I know or have satisfactory evidence that Lori A. Dawn  
(s) 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: 10/21/16

  
Name: Karen Richmond  
Notary Public in and for the State of WA  
Residing at: Everett  
My appointment expires: 7-15-21



**EXHIBIT "A"**  
**Exceptions**

1. Easement, including the terms and conditions thereof, disclosed by instrument(s);  
Recorded: June 10, 1968  
Auditor's No(s): 714528, records of Skagit County, Washington  
In favor of: City of Mount Vernon  
For: Drainage  
Affects: Westerly 5 feet
  
2. Easement, including the terms and conditions thereof, disclosed by instrument(s);  
Recorded: July 10, 1968  
Auditor's No(s): 715665, records of Skagit County, Washington  
In favor of: Puget Sound Power and Light Company  
For: Electric Transmission and/or distribution line, together with necessary appurtenances  
Affects: As surveyed, staked and constructed
  
3. Covenants, conditions, 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: December 3, 1959  
Auditor's No(s): 588494, records of Skagit County, Washington  
Executed By: Ralph Nylin and Emma M. Nylin
  
4. City, county or local improvement district assessments, if any.
  
5. Assessments, if any, levied by City of Mount Vernon.