

When recorded return to:
Larry S. Paise and Eileen M. Paise
317 Longtime Lane
Sedro Woolley, WA 98284



201610310268

Skagit County Auditor \$77.00
10/31/2016 Page 1 of 5 1:53PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620029127

CHICAGO TITLE
620029127

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2016 4958
OCT 31 2016

Amount Paid \$ 6146.00
Skagit Co. Treasurer
By *man* Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) Donald E. Winget and Constance F. Miller, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Larry S. Paise and Eileen M. Paise, a married couple

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

Lot 19, PLAT OF ANKNEY HEIGHTS, according to the Plat thereof recorded August 23, 2001, under Auditor's File No. 200108230090, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P118264 / 4779-000-019-0000

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: October 24, 2016

Donald E. Winget
Donald E. Winget
Constance F. Miller
Constance F. Miller

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Donald E. Winget and Constance F. Miller 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: October 28, 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

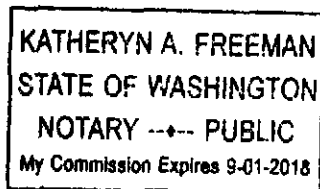


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: October 3, 1955
Auditor's No.: 525232, records of Skagit County, Washington
In favor of: Public Utility District No. 1 of Skagit County, Washington, a Municipal corporation
For: Pipe or pipes, line or lines, for the transportation of water, together with right of ingress and egress
Affects: That portion of the premises herein reported, lying within the North Half of the Southwest Quarter of said Section 13
2. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: October 16, 1960
Auditor's No.: 599945, records of Skagit County, Washington
In favor of: Public Utility District No. 1 of Skagit County, Washington, a Municipal corporation
For: Pipe or pipes, line or lines, for the transportation of water, together with right of ingress and egress
Affects: A portion of the premises herein reported, lying within the Northeast Quarter of the Southwest Quarter of said Section 13
3. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: August 7, 1979
Auditor's No.: 7908070035, records of Skagit County, Washington
In favor of: Puget Sound Power and Light
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: A portion of the premises herein reported lying within the Northeast Quarter of the Southwest Quarter of Section 13

Said easement is purportedly released under instrument recorded October 7, 1996, under Auditor's File No. 9610070065, records of Skagit County, Washington.
4. Easement delineated on the face of said survey recorded in Volume 12 of Surveys, page 185, under Auditor's File No. 9205280022, records of Skagit County, Washington;
For: Utilities
Affects: A portion of the premises herein reported lying within the Northwest Quarter of the Southeast Quarter of Section 13
5. Easement, including the terms and conditions thereof, conveyed by instrument;
Dated: May 21, 1992
Recorded: May 29, 1992
Auditor's No.: 9205290074, records of Skagit County, Washington
Benefits: Parcel 2 of Survey recorded in Volume 12 of Surveys, page 185, under Auditor's File No. 9205280022, records of Skagit County, Washington
For: Utilities

EXHIBIT "A"

Exceptions (continued)

- Affects: A portion of the premises herein reported lying within the Northwest
Quarter of the Southeast Quarter of Section 13
6. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: June 25, 1992
Auditor's No.: 9206250091, records of Skagit County, Washington
In favor of: Puget Sound Power and Light
For: Electric transmission and/or distribution line, together with necessary
appurtenances
Affects: A portion of said premises and other property
7. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: February 20, 2001
Auditor's No(s): 200102200088, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary
appurtenances
8. 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 ANKNEY
HEIGHTS:**

Recording No: 200108230090
9. Covenants, conditions, and restrictions contained in instrument, but omitting any covenant,
condition or restriction based on race, color, religion, sex, handicap, familial status, or national
origin;
Recorded: May 29, 1992
Auditor's No.: 9205290075, records of Skagit County, Washington
Executed By: Virginia Ankney also known as Ginny Ankney
As Follows: The property described in Exhibit "A" will be combined or aggregated with
contiguous property owned by grantee, and this boundary adjustment is
not for the purpose of creating an additional building lot
10. Covenants, conditions, restrictions, and easements 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 10, 2001
Auditor's No(s): 200108100314, records of Skagit County, Washington
Executed By: LRDTD Johnson Partnership

EXHIBIT "A"

Exceptions (continued)

AMENDED by instrument(s):

Recorded: January 31, 2002, November 27, 2002 June 25, 2004 and November 15, 2004

Auditor's No(s): 200201310042, 200211270215, 200406250159, and 200411150148,
records of Skagit County, Washington

11. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);
Recorded: August 10, 2001
Auditor's No(s): 200108100314, records of Skagit County, Washington
12. City, county or local improvement district assessments, if any.
13. Assessments, if any, levied by City of Sedro-Woolley.
14. Assessments, if any, levied by Ankney Heights Homeowner's Association.