

When recorded return to:
Kirk R Bailey and Dianne Bailey
3303 85th Dr SE
Lake Stevens, WA 98258



Skagit County Auditor
11/17/2016 Page 1 of 3 1:29PM \$75.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

Escrow No.: 500049751

CHICAGO TITLE
500049751

STATUTORY WARRANTY DEED

THE GRANTOR(S) Terry L Seay and Deborah A Seay, 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 Kirk R Bailey and Dianne Bailey, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:
Lot A-50, "Lake Tye, Division No. II" according to the plat thereof, recorded in Volume 11 of
Plats, Pages 15 through 24, inclusive, records of Skagit County, Washington.

Situate in Skagit County, Washington
Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P78881 / 4229-001-050-0004

Subject to:
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: November 11, 2016

Terry L Seay

Deborah A Seay

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20165218
NOV 17 2016

Amount Paid \$30.40
Skagit Co. Treasurer
By Deputy

STATUTORY WARRANTY DEED

(continued)

State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that
Terry L. Seay and Deborah A. Seay
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: November 16, 2016

Lorrie J Thompson
Name: Lorrie J. Thompson
Notary Public in and for the State of WA
Residing at: Stanwood
My appointment expires: 6-1-2020

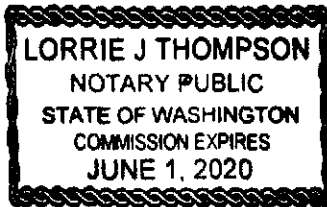


EXHIBIT "A"
Exceptions

1. Easement, including the terms, covenants and provisions thereof, as disclosed by instrument
Recorded: July 1, 1975
Auditor's No.: 819947, records of Skagit County, WA
In favor of: Utilities and services
Affects: 5 feet within boundary of each lot

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 **LAKE TYEE DIVISION NO. 2**.

Recording No: 819944

3. Right of Scott Paper Company to use such portion of the roads within said plat as lie within the Northeast Quarter of the Northwest Quarter of Section 34, as granted by instrument
Recorded: September 8, 1975
Auditor's No.: 823163, records of Skagit County, WA

4. Covenants, conditions, easements and restrictions 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 1, 1975
Recording No.: 819948

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 3, 1977, June 27, 1979, June 30, 1986, June 12, 1987 and September 24, 1996
Recording No.: 861973, 7906270014, 8606300021, 8706120018 and 9609240021

5. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.