



Skagit County Auditor \$75.00
11/28/2016 Page 1 of 3 1:25PM

When recorded return to:
Reymundo Cantu and Lupe R. Cantu
2307 Woodridge Ave
Mount Vernon, WA 98273

Recorded at the request of:
Guardian Northwest Title
File Number: 112796

Statutory Warranty Deed

112796
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Dale E. Wilms and Darlena Jay Wilms, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Reymundo Cantu and Lupe R. Cantu, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lot 16, Woodridge

Tax Parcel Number(s): P82056, 4424-000-016-0002

Lot 16, "PLAT OF WOODRIDGE", as per plat recorded in Volume 13 of Plats, page 17, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 11-22-16

Dale Eugene Wilms

Darlena Jay Wilms

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20165333
NOV 28 2016

Amount Paid \$ 4,010.⁰⁰
Skagit Co. Treasurer
By mem Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Dale Eugene Wilms and Darlena Jay Wilms, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 11-22-16

Printed Name: Katie Hickok
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 1/07/2019



Exhibit A

SCHEDULE "B-1"

EXCEPTIONS:

A. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES.

For: Access and utilities
In Favor Of: Warren V. Jones and Doris B. Jones, husband and wife,
and Lloyd H. Johnson and Lyla J. Johnson, husband and
wife, and their heirs, assigns and successors
Recorded: July 2, 1980
Auditor's No.: 8007020035

B. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Plat of Woodridge
Recorded: July 3, 1980
Auditor's No.: 8007300016

C. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN.

Declaration Dated: November 6, 1980
Recorded: November 12, 1980
Auditor's No.: 8011120009
Executed By: Lloyd H. Johnson and Lyla J. Johnson, husband and wife
Affects: Lots 1, 2 and 19

The above Covenants are a re-recording of instrument recorded November 6, 1980 under Auditor's File No. 8011060037.

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED.

Declaration Dated: September 3, 1981
Recorded: September 3, 1981
Auditor's No.: 8109030027
Executed By: Lloyd H. Johnson and Lyla J. Johnson, husband and wife

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED.

Declaration Dated: November 12, 1982
Recorded: November 12, 1982
Auditor's No.: 8211120027
Executed By: Lloyd H. Johnson, Lyla J. Johnson, Raymond A. Skrinde,
Elizabeth M. Skrinde and James Robert Skrinde

D. STANDARD PARTICIPATION CONTRACT, (REGARDING SEWERS), INCLUDING THE TERMS AND CONDITIONS THEREOF:

Between:	City of Mount Vernon, a municipal corporation
And:	Rune O. Pedersen, a single man
Dated:	June 1, 1983
Recorded:	June 8, 1983
Auditor's No:	8306080018

By said instrument, the City of Mount Vernon also acknowledged payment of \$ 472.15.