

When recorded return to:
Johnny I Eades and Barbara J Eades
907 Alexander St
Sedro Woolley, WA 98284



Skagit County Auditor \$75.00
4/28/2017 Page 1 of 3 2:16PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620030675

CHICAGO TITLE

620030675

STATUTORY WARRANTY DEED

THE GRANTOR(S) Charles Wick, an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Johnny I Eades and Barbara J Eades, a married couple

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

Lots 39, 40, 41 and 42, Block 1, Central Addition to Sedro, Washington, 1890," according to the plat thereof, recorded in Volume 1 of Plats, Page 31, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P76388 / 4156-001-042-0002,

Subject to:

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

Dated: April 27, 2017

Charles Wick

20171803
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 28 2017

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

STATUTORY WARRANTY DEED

(continued)

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Charles Wick
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: April 28, 2017

Jana K Quinn
Name: Jana K Quinn
Notary Public in and for the State of Washington
Residing at: Granite Falls
My appointment expires: 06/29/2019

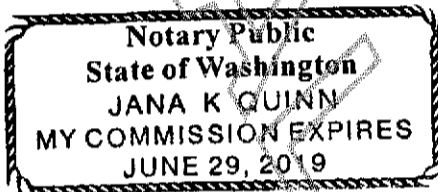


EXHIBIT "A"
Exceptions

1. Record of Survey

Recording Date: June 24, 1999
Recording No.: 9906240047

2. Agreement Regarding an Independent Fee Calculation for Traffic and School Impact Fees Between the City of Sedro-Woolley, Sedro Woolley School District No. 101, Charles Wick and Theima Barclay including the terms, covenants and provisions thereof

Recording Date: June 24, 1999
Recording No.: 9906240047

3. Assessments, if any, levied by City of Sedro-Woolley.

4. City, county or local improvement district assessments, if any.

General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1 of the tax year.