


When recorded return to:
Lori Steele
507 E. Jones Road
Sedro Woolley, WA 98284


201705110060
Skagit County Auditor
5/11/2017 Page 1 of 4 3:24PM \$76.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620030586

CHICAGO TITLE
620030586

STATUTORY WARRANTY DEED

THE GRANTOR(S) Tobias R. Dishong, a married man as his 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 Lori Steele, an unmarried woman and John Jenkins, An
unmarried man
the following described real estate, situated in the County of Skagit, State of Washington:
Lot 3 "ZOEY'S PLACE" , according to the plat thereof recorded under Auditor's file no.
201303080035 records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P131426 / 6011-000-000-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX


20172035
MAY 11 2017


Amount Paid \$ 4241.40
Skagit Co. Treasurer
By HB Deputy

STATUTORY WARRANTY DEED

(continued)

Dated: April 21, 2017



Tobias R. Dishong


Jeanine Dishong

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Tobias R. Dishong and Jeanine Dishong 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: May 10, 2017


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

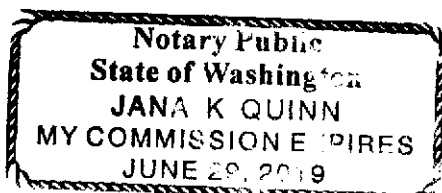


EXHIBIT "A"

Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc.
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: January 11, 2010
Recording No.: 201001110155
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Dorothy De Fremery
Purpose: Ingress, egress for construction, repair and maintenance of garage and barn
Recording Date: January 12, 2011
Recording No.: 201101120055
3. Findings of Fact, Conclusions of Law and Judgment and the terms and conditions thereof

Recording Date: January 12, 2011
Recording No.: 201101120055
4. With respect to Paragraph F of the General Exceptions, Certificate of City of Sedro-Woolley Ordinance Number 1221-95 and 1501-5, providing for a facilities improvement charge for new connections to the city sewer system:

Recording Date: February 23, 1995 and April 4, 2005
Recording No.: 9502230028 and 200504040073
5. Waiver of Protest and the Terms and conditions thereof;

Recording Date: January 30, 2013
Recording No.: 201301300022
Providing: ULID/LID For Development with in City of Sedro Woolley.
6. 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 ZOES'S PLACE:

Recording No: 201303080036

EXHIBIT "A"

Exceptions (continued)

7. Covenants, conditions, restrictions and easements 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: March 8, 2013
Recording No.: 201303080036

8. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Zoey's Place Community Association
Recording Date: March 8, 2013
Recording No.: 201303080036

9. Assessments, if any, levied by Zoey's Place Community Association.
10. Assessments, if any, levied by City of Sedro-Woolley.
11. City, county or local improvement district assessments, if any.