



When recorded return to:  
 Kurzi Gumring and Abram Dangshing  
 770 Humphrey Lane  
 Burlington, WA 98233

Skagit County Auditor \$74.00  
 6/9/2017 Page 1 of 2 1:49PM

Recorded at the request of:  
 Guardian Northwest Title  
 File Number: 113718

# Statutory Warranty Deed

113718  
 GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS William G. Zabelka and Jacquilyne L. Zabelka, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kurzi Gumring and Abram Dangshing, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
 Lot 17, West View East

Tax Parcel Number(s): P122443, 4851-000-017-0000

Lot 17, "PLAT OF WEST VIEW EAST", as per Plat recorded on January 3, 2005, under Auditor's File No. 200501030074, 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 6/8/17

William Zabelka

Jacquilyne Zabelka

SKAGIT COUNTY WASHINGTON  
 REAL ESTATE EXCISE TAX  
 20172551  
 JUN 09 2017

STATE OF Washington }  
 COUNTY OF Skagit Pierce } SS:

Amount Paid \$ 5959.<sup>10</sup>  
 Skagit Co. Treasurer  
 By Deputy

I certify that I know or have satisfactory evidence that William Zabelka and Jacquilyne Zabelka, 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: 8 JUN 2017

Printed Name: Katie Mitchell  
 Notary Public in and for the State of Washington  
 Residing at Lacey  
 My appointment expires: 7/07/2019

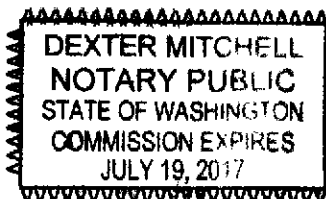
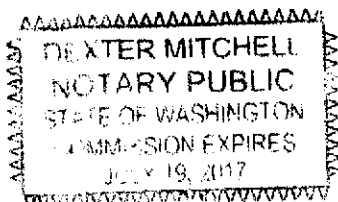


Exhibit A  
SCHEDULE "B-1"

**EXCEPTIONS:**

A. Relinquishment of rights of access to State Highway and of light, view, and air under terms of Deed to the State of Washington:

Recorded: October 19, 1954  
Auditor's No: 508074  
Affects: Lots 26 - 33

B. Easements for access and utilities as delineated and reserved in the Short Plat, and as reserved in instrument recorded under Auditor's File No. 868572. (Affects Lots 8, 9 and 10)

C. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc.  
Dated: November 15, 2004  
Recorded: November 22, 2004  
Auditor's No.: 200501100131  
Purpose: "...utility systems for purposes of transmission, distribution and sale of electricity..."  
Area Affected: Street and within 10 feet of streets and within 10 feet of ground mounted vaults and transformers

Said Instrument is a re-recording of instrument recorded under Auditor's File No. 200411220174.

D. 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:

Plat/Subdivision Name: West View East  
Recorded: January 3, 2005  
Auditor's No.: 200501030074

A Survey of said Plat recorded January 27, 2006 under Auditor's File No. 200601270091.

E. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: December 30, 2004  
Recorded: January 3, 2005  
Auditor's No.: 200501030073  
Executed By: Hansell Mitzel LLC

F. Any tax, fee, assessments or charges as may be levied by West View East Homeowners Association.