

When recorded return to:
Jessica Salas
1904 North 30th Street
Mount Vernon, WA 98273



201706280099

Skagit County Auditor
6/28/2017 Page

1 of

\$78.00
6 2:13PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

CHICAGO TITLE
500058071

Escrow No.: 500058071

STATUTORY WARRANTY DEED

THE GRANTOR(S) Aaron Darrah, 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 Jessica Salas, an unmarried woman

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

Lot 21, PLAT OF TJ TOWNHOUSES, according to the plat thereof recorded November 30, 2000, under Auditor's File No. 200011300053, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P117608 / 4769-000-021-0000

Subject to:


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


SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20172864
JUN 28 2017

Amount Paid \$ 3209.⁰⁰
Skagit Co. Treasurer
By *man* Deputy

STATUTORY WARRANTY DEED
(continued)

20 AFB
Dated: June 18, 2017


Aaron Darrah


Jamie Darrah

STATUTORY WARRANTY DEED
(continued)

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that

Aaron Darran & Jamie Darran

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: 6.26.2017

Name: Nikki Lee Enters

Notary Public in and for the State of WA

Residing at: Langley

My appointment expires: 9/19/2018

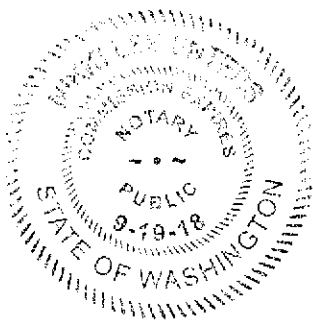


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, disclosed by Instrument(s);
Recorded: July 22, 1977
Auditor's No(s): 861138, records of Skagit County, Washington
In favor of: Continental Telephone Company
2. Exceptions and reservations contained in Deed whereby the Grantor excepts and reserves all oils, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working mines, etc, provided that no rights shall be exercised until provision has been made for full payment of all damages sustained by reason of such entry;
Together With the right, upon paying reasonable compensation, to acquire rights of way for transporting and moving products from other lands, contained in Deed
From: The State of Washington
Auditor's No.: 67757, records of Skagit County, Washington
Executed By: State of Washington
3. 10 foot by 10 foot easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: November 5, 1985
Auditor's No(s): 8511050076, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
4. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: July 2, 1986
Auditor's No(s): 8607020048, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
5. Terms, conditions, and restrictions of that instrument entitled Mount Vernon Land Use Ordinance 2394-A;
Recorded: September 13, 1990
Auditor's No(s): 9009130055, records of Skagit County, Washington
6. Terms, conditions, and restrictions of that instrument entitled Mount Vernon Land Use Ordinance No. 2934;
Recorded: March 2, 1999
Auditor's No(s): 9903020122, records of Skagit County, Washington

EXHIBIT "A"

Exceptions
(continued)

7. Easement, including the terms and conditions thereof, disclosed by instrument(s);
Recorded: January 27, 2000
Auditor's No(s): 200001270030, records of Skagit County, Washington
In favor of: Public Utility District No. 1 of Skagit County
8. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: September 12, 2000
Auditor's No(s): 200009120118, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
9. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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;
Recorded: September 12, 2000
Auditor's No(s): 200009120118, records of Skagit County, Washington

AMENDED by instrument(s):
Recorded: March 27, 2001 and July 31, 2003
Auditor's No(s): 200103270101 and 200307310168, records of Skagit County, Washington
10. 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 OF TJ TOWNHOUSES:**

Recording No: 200011300053
11. Terms, conditions, and restrictions of that instrument entitled Notice;
Recorded: April 25, 2002
Auditor's No(s): 200204250057, records of Skagit County, Washington
12. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, based upon race, color, religion, sex, sexual

EXHIBIT "A"

**Exceptions
(continued)**

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;

Recorded: October 30, 2001

Auditor's No(s): 200110300103, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: May 8, 2003

Auditor's No(s): 200305080235, records of Skagit County, Washington

13. Easement, including the terms and conditions thereof, created by instrument(s);
Recorded: October 16, 2003
Auditor's No(s): 200310160116, records of Skagit County, Washington
In favor of: The Great American Dream dba Landmark Building & Development
For: Drainage
14. City, county or local improvement district assessments, if any.
15. Assessments, if any, levied by City of Mount Vernon.
16. Assessments, if any, levied by Eastwind Homeowner's Association.