


When recorded return to:
Jennifer J Jensen and Scott D Jensen
701 North 21st Street
Mount Vernon, WA 98273


201706300132
Skagit County Auditor
6/30/2017 Page 1 of 3 1:34PM \$75.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620031269

CHICAGO TITLE

620031269

STATUTORY WARRANTY DEED

THE GRANTOR(S) Hytte Homes, LLC, a Washington limited liability company

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Jennifer J Jensen and Scott D Jensen, a married couple

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

Lot 60, "Plat of Mount Baker View Addition," according to the plat thereof, recorded in Volume 7 of Plats, Pages 67 and 68, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P53804 / 3745-000-060-0001,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20172950

JUN 30 2017

Amount Paid \$ 419320

Skagit Co. Treasurer

By ME Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: June 26, 2017

Hytte Homes, LLC

BY: Henry Fresonke

Henry Fresonke
Member

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Henry Fresonke is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as Member of Hytte Homes, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: June 27, 2017

Kathryn A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish CO
My appointment expires: 9-01-2018

KATHERYN A. FREEMAN
STATE OF WASHINGTON
NOTARY -- PUBLIC
My Commission Expires 9-01-2018

EXHIBIT "A"
Exceptions

1. 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 MOUNT BAKER VIEW ADDITION:**

Recording No: 540391

2. 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, 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 in the document

Recording Date: August 22, 1956
Recording No.: 540392

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

Granted to: All present and future owners
Purpose: Construction and maintenance of a drainage system
Recording Date: April 14, 1959
Recording No.: 579103

4. City, county or local improvement district assessments, if any.
5. Assessments, if any, levied by City of Mount Vernon.