

When recorded return to:  
Azucena Zavala Montalvo  
1819 Sandalwood Court  
Mount Vernon, WA 98273



Skagit County Auditor  
6/30/2017 Page 1 of 4 3:01PM \$76.00

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620031081

CHICAGO TITLE  
620031081

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Eric Krumland and Heidi Krumland, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Esmeralda Zavala Montalvo and Azucena Zavala Montalvo, an unmarried woman

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

Lot 55, Plat of Sandalwood, according to the plat thereof recorded in Volume 11 of plats, page 78, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P80255/ 4361-000-055-0009

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20172976  
JUN 30 2017

Amount Paid \$ 4971.20  
Skagit Co. Treasurer  
By HJB Deputy

STATUTORY WARRANTY DEED  
(continued)

Dated: June 12, 2017



Eric Krumland

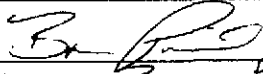


Heidi Krumland

State of WASHINGTON  
County of Skagit

I certify that I know or have satisfactory evidence that Eric Krumland and Heidi Krumland 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: June 16 2017

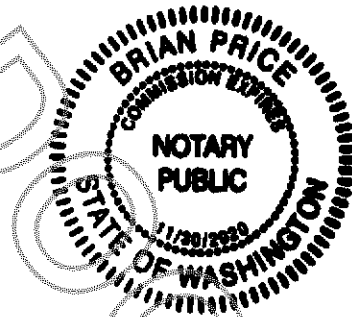


Name: Brian Price

Notary Public in and for the State of Washington

Residing at: Arlington

My appointment expires: 11/30/2020



UNRECORDED PUBLIC DOCUMENT

**EXHIBIT "A"**  
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 Sandalwood.

Recording No: 862248

2. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant 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 law;

Recorded: August 10, 1977

Auditor's No(s): 862312, records of Skagit County, Washington

Executed By: Sandalwood, a limited partnership, Lanney Wixson, general partner

AMENDED by instrument(s):

Recorded: May 24, 1983

Auditor's No(s): 8305240026, records of Skagit County, Washington

3. Agreement, including the terms and conditions thereof, entered into:  
By: City of Mount Vernon  
And Between: Gunnar Pedersen and Ruth Pedersen, husband and wife  
Recorded: October 24, 1978  
Auditor's No. 889988, records of Skagit County, Washington  
Providing: Terms and conditions of hookup to Mount Vernon City Sewer System
4. Agreement, including the terms and conditions thereof, entered into:  
By: Sandalwood, a Limited Partnership  
And Between: City of Mount Vernon  
Auditor's No. 865308, 862951, 862949 and 862948, records of Skagit County, Washington  
Providing: Sharing of costs on sewer pumping station and installation of sewer lines
5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);  
Recorded: August 10, 1977  
Auditor's No(s): 862312, records of Skagit County, Washington
6. Easement, including the terms and conditions thereof, disclosed by instrument(s);  
Recorded: October 2, 1981

**EXHIBIT "A"**

Exceptions  
(continued)

- Auditor's No(s): 8110020018, records of Skagit County, Washington  
In favor of: Sandalwood Association  
For: Drainage  
Affects: Said premises and other property
7. Terms, conditions, and restrictions of that instrument entitled Standard Participation Contract;  
Recorded: August 23, 1978  
Auditor's No(s): 886183, records of Skagit County, Washington
8. Agreement, including the terms and conditions thereof; entered into;  
By: Public Utility District No. 1 of Skagit County  
And Between: Sandalwood, a limited partnership  
Recorded: October 17, 1977  
Auditor's No. 867454, records of Skagit County, Washington  
Providing: Water Development  
Affects: Said premises and other property
9. City, county or local improvement district assessments, if any.
10. Assessments, if any, levied by City of Mount Vernon.
11. Assessments, if any, levied by Sandalwood Homeowners Association.