



201707140105

Skagit County Auditor
7/14/2017 Page

1 of

3 2:24PM

\$75.00

When recorded return to:
Mike N. Painter and Colleen A. Painter
4302 Whistle Lake Road
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A114264

Statutory Warranty Deed

A114264

GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS James A. Trusty and Gabriella Trusty, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, Pursuant to 1031 tax **Deferred Exchange** in hand paid, conveys and warrants to **MIKE N. PAINTER AND COLLEN A. PAINTER, A MARRIED COUPLE** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Unit 4206B, BHC Condominium

Tax Parcel Number(s): P127935 4969-009-206-0100

Unit 4206B, BHC CONDOMINIUM, according to Declaration thereof recorded September 30, 2008, under Auditor's File No. 200809300145, records of Skagit County, Washington and Survey Map and Plans thereof recorded under Auditor's File No. 200809300144, records of Skagit County, Washington.

Situated in 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

7/11/17

James A Trusty

Gabriella Trusty

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX20173227
JUL 14 2017

STATE OF Washington

COUNTY OF Skagit

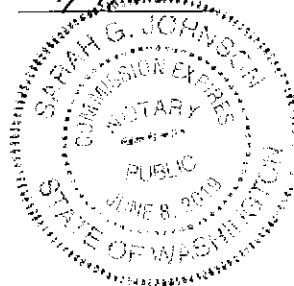
SS:

Amount Paid \$ 4455.00
Skagit Co. Treasurer
By *[Signature]* Deputy

I certify that I know or have satisfactory evidence that James A Trusty and Gabriella Trusty, 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:

7-11-17



Printed Name: SARAH G JOHNSON

Notary Public in and for the State of

Washington

Residing at *[Signature]*

My appointment expires:

6-8-19

Exhibit "A"

A. COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF PROTECTIVE RESTRICTIONS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN.

Declaration Dated: November 1, 1976
Recorded: November 8, 1976
Auditor's No.: 845588
Executed By: William D. Stitt and Marjorie B. Stitt, husband and wife and W. A. Mitchell

Said covenants were amended by document recorded August 31, 1990, under Auditor's File Number 199008310082.

Said covenants were further amended by instruments recorded October 12, 1995, April 20, 2000, October 4, 2007 and June 26, 2008 as Auditor's File Nos. 199510120022, 200004200019, 200710040094 and 200806260087.

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SURVEY:

Name: Replat of Stittwood Div. No. III Phase I
Recorded: July 15, 1983
Auditor's No.: 198307150036

C. DECLARATION OF EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Recorded: April 13, 1989
Auditor's No.: 198904130063
Purpose: Ingress, egress and utilities
Area Affected: Blue Heron Circle

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

Dated: July 2, 1985
Recorded: August 21, 1985
Auditor's No.: 198508210050
Executed by: William D. Stitt, et al

E. Dedication of the common areas and Blue Heron Circle to Property Owner's Association as set forth in documents recorded under Auditor's File Numbers 198503280060 and 198503280059.

F. Any tax, fee, assessments or charges as may be levied by Stittwood Property Owners Association.

G. Terms, provisions, covenants, conditions, definitions, options, obligations and restrictions contained in the Condominium Declaration and as may be contained in the bylaws adopted pursuant to said Declaration.

Recorded: September 30, 2008
Auditor's File No.: 200809300145

H. Terms, provisions, requirements and limitations contained in the Washington Condominium Act, Chapters 43 and 42B, Laws of 1989 (R.C.W. 64.34) and as may be hereafter amended.

I. Any tax, fee, assessments or charges as may be levied by BHC Condominium Association.