

When recorded return to:
Diane Heather Anderson
2401 Skyline Way #202E
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A113939



201707140158

Skagit County Auditor
7/14/2017 Page

1 of 5 3:45PM \$77.00

Statutory Warranty Deed

A113939
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Julia Lathrop, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Diane Heather Anderson, a married woman as her separate estate** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Unit 202-E, Bayside West, a condominium

Tax Parcel Number(s): P95678, 4547-000-202-0001

Unit 202-E, "BAYSIDE WEST, a Condominium", according to Amended Declaration thereof recorded under Auditor's File No. 9508040087, and any Amendments and/or Restated Declarations recorded since, and (Amended) Survey Map and Plans thereof recorded in Volume 1463 of Official Records, page 206, being a revision of Volume 14 of Plats, pages 156 through 158, 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 13 July 2017

Julia Lathrop
Julia Lathrop

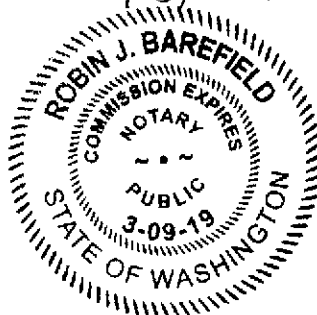
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20173250
JUL 14 2017

Amount Paid \$ 8709.20
Skagit Co. Treasurer
By William Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Julia Lathrop, 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: 7/13/2017



Robin J. Barefield
Printed Name: ROBIN BAREFIELD
Notary Public in and for the State of Washington
Residing at Anacortes, WA
My appointment expires: 3/9/19

Exhibit "A"

A. Any lien or liens that may arise or be created in consequences of or pursuant to an Act of the Legislature of the State of Washington entitled "An Act prescribing the way in which waterways for the uses of navigation may be excavated by private contract, providing for liens upon lands belonging to the State, granting rights-of-way across lands belonging to the State approved March 9, 1983."

(Affects tidelands)

B. Reservations contained in deed from the State of Washington recorded under Auditor's File No. 91959, reserving to the grantor all oil, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working the same and providing that such rights shall not exercised until provision has been made for full payment of all damages sustained by reason of such entry.

(Affects tidelands)

Right of the State of Washington or its successors, subject to payment of compensation therefore, to acquire rights-of-way for private railroads, skid roads, flumes, canals, water courses or other easements for transporting and moving timber, stone, minerals and other products from this and other property, as reserved in deed referred to above.

C. Terms, provisions and reservations under the Submerged Land Act (43 U.S.C.A. 1301 through 1311) and the rights of the United States of America to regulate commerce, navigation, flood control, fishing and production of power.

D. EASEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF:

Grantee:	Puget Sound Power & Light Company
Recorded:	January 26, 1962
Auditor's No:	617291
Purpose:	Electric transmission and/or distribution line(s), together with necessary appurtenances
Area Affected:	The exact location is not disclosed on the record

E. TERMS, CONDITIONS AND PROVISIONS AS SET FORTH IN THAT CERTAIN
"CLARIFICATION DEED OF EASEMENT"

Grantor:	Skyline Marine Owners Association
Grantee:	Skyline Associates
Auditor's No.:	7908080063

F. 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:

Name: Skyline No. 19
Recorded: August 19, 1980
Auditor's No.: 8008190069

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

Dated: August 14, 1980
Recorded: August 19, 1980
Auditor's No.: 8008190071
Executed By: Skyline Associates

(Affects the Plat of Skyline No. 19, recorded in Volume 13 of Plats, page 19.)

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

Dated: August 14, 1980
Recorded: August 19, 1980
Auditor's No.: 8008190072
Executed By: Skyline Associates

(Affects the Plat of Skyline No. 19, recorded in Volume 13 of Plats, page 19.)

I. EASEMENT AGREEMENT, INCLUDING THE TERMS, COVENANTS AND PROVISIONS THEREOF, ENTERED INTO:

By: Harold Mousel
Between: Skyline Associates, et al
Recorded: July 31, 1981
Auditor's No.: 8107310041
Providing: For a right-of-way, restrictions and obligations relating to access to the herein described premises

J. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Cascade Natural Gas Corporation
Recorded: August 31, 1984
Auditor's No.: 8408310010
Purpose: Oil and gas pipeline
Affects: The South 1/2 of Tract B, Skyline No. 18

K. 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:

Name: Bayside Short Plat
Recorded: October 24, 1984
Auditor's No.: 8410240028

L. 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:

Name: Bayside West, a Condominium
Recorded: July 2, 1993
Auditor's No.: 9307020030

M. Terms, provisions, requirements and limitations contained in the Horizontal Property Regimes Act (Condominiums), Chapter 156, Laws of 1963 (RCW 64.32) as now amended, or as it may hereafter be amended.

N. EASEMENT AGREEMENT, AND THE TERMS AND PROVISIONS THEREIN:

Recorded: November 15, 1990
Auditor's No.: 9011150091
Parties: Harold Mousel and Violet Mousel, and Bayside East Condominium Association, a Washington Non-Profit Corporation

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

Dated: November --, 1990
Recorded: November 13, 1990
Auditor's No.: 9011130073
Executed by: Harold W. Mousel and Violet J. Mousel

Amended Declaration for Bayside West and the terms and conditions therein, recorded July 2, 1993, under Auditor's File No. 9307020031.

First Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded August 4, 1995, under Auditor's File No. 9508040087.

Second Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded February 15, 1996, under Auditor's File No. 9602150091.

Third Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded December 15, 1997, under Auditor's File No. 9712150128.

Fourth Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded February 8, 1999, under Auditor's File No. 9902080244.

Fifth Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded July 26, 2007, under Auditor's File No. 200707260162.

Sixth Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded June 19, 2009, under Auditor's File No. 200906190122.

Seventh Amendment to Amended Declaration for Bayside West, and the terms and conditions therein, recorded April 24, 2012, under Auditor's File No. 201204240043.

P. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee:	Comcast of Washington IV, Inc., its successors and assigns
Recorded:	March 16, 2015
Auditor's No.	201503160065
Purpose:	An easement in gross and right of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system
Area Affected:	Portion of the subject property

Q. Any tax, fee, assessments or charges as may be levied by Skyline Beach Club, Inc..