

When recorded return to:
Justin Scott Montgomery
12022 Country Lane
Burlington, WA 98233



Skagit County Auditor
7/21/2017 Page

\$76.00
1 of 4 1:44PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620031574

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20173352

JUL 21 2017

CHICAGO TITLE

620031574

Amount Paid \$ 4,249.41
Skagit Co. Treasurer
By BJ Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) Ryan S. Tesarik and Shawna L. Tesarik, 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 Justin Scott Montgomery, an unmarried person

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

Lot 31, EXCEPT the South 10 feet thereof, Country Lane Addition, as per Plat recorded in Volume
7 of Plats, Page 37, records of Skagit County, Washington.

Situate in Skagit County, Washington

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

Tax Parcel Number(s): P64628 / 3890-000-031-0000

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: July 14, 2017



Ryan S. Tesarik



Shawna L. Tesarik

STATUTORY WARRANTY DEED
(continued)

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Ryan S Tesarik Shawna L Tesarik
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: July 20, 2017

Lourea R Garika
Name: Lourea L Garika
Notary Public in and for the State of WA
Residing at: Amukton
My appointment expires: 10/27/2018

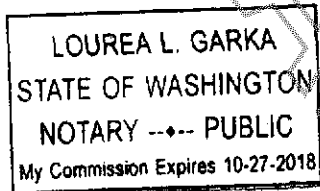


EXHIBIT "A"

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 COUNTRY LANE ADDITION:**

Recording No.: 516423

2. Easement for Sewer Line

Recording Date: August 25, 1983

Recording No.: 8308250034

3. Variance Permit VA 98 0395 including the terms, covenants and provisions thereof

Recording Date: January 25, 1999

Recording No.: 9901250136

4. City, county or local improvement district assessments, if any.