

UNOFFICIAL DOCUMENT

When recorded return to:  
Matthew Levi Wallace and Abby Lynn Wallace  
925 South 21st Street  
Mount Vernon, WA 98273



201707260038

Skagit County Auditor \$77.00  
7/26/2017 Page 1 of 4 11:40AM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620030720

CHICAGO TITLE  
020030720

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Arthur E. Williams and Linda K. Williams, 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 Matthew Levi Wallace and Abby Lynn Wallace, a married couple

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

Lot 4, HOMEPLACE, according to the plat thereof recorded in Volume 14 of Plats, pages 67 and 68, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P83531/ 4506-000-004-0007

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2017345  
JUL 26 2017

Amount Paid \$ 4989.00  
Skagit Co. Treasurer  
By HB Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: July 24, 2017

  
Arthur E. Williams

  
Linda K. Williams

**STATUTORY WARRANTY DEED**

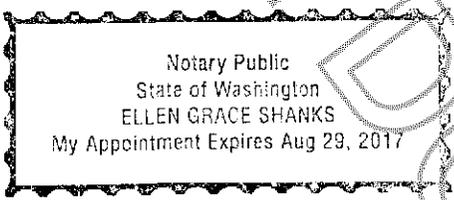
(continued)

State of Washington  
Clallam County of Clallam

I certify that I know or have satisfactory evidence that Arthur E Williams Londa K Williams  
\_\_\_\_\_ 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: 7/25/2017

Ellen Grace Shanks  
Name: Ellen Grace Shanks  
Notary Public in and for the State of Washington  
Residing at: Sequim  
My appointment expires: 08/29/2017



## 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 HOMEPLACE:

Recording No. 8901110048

2. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons;

Recorded: June 5, 1989

Auditor's No.: 8906050020, records of Skagit County, Washington

Executed By: Kendall D. Gentry and Nancy F. Gentry, husband and wife; and  
Washington Federal Savings and Loan

3. Terms and conditions of that Standard Participation Contract;  
Recorded: August 2, 1988  
Auditor's No.: 8808020058 records of Skagit County, Washington  
Regarding: Connection to City of Mount Vernon sewer system

4. Skagit County Right to Manage Natural Resource Lands Disclosure as Contained in deed:

Recording Date: February 24, 2006

Recording No.: 200602240096

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

6. Assessments, if any, levied by City of Mount Vernon.

General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1 of the tax year.