

When recorded return to:
James Leslie Hobbs, Jr and Kristen Hobbs
12333 Maple Crest Drive
Burlington, WA 98233



Skagit County Auditor \$77.00
9/15/2017 Page 1 of 4 11:39AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032073

CHICAGO TITLE
020032073

STATUTORY WARRANTY DEED

THE GRANTOR(S) Colin G. Harding, an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) and other valuable consideration in hand paid, conveys, and warrants to James Leslie Hobbs, Jr and Kristen Hobbs, husband and wife

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

Lot 10, Country Club Meadows Div. 2, as per plat recorded in Volume 14 of plats, pages 137 and 138, records of Skagit County, Washington.

Situate in County of Skagit, State of Washington.

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

Tax Parcel Number(s): P84033 / 4538-000-010-0001,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20174360
SEP 15 2017

Amount Paid \$ 8193.⁰⁰
Skagit Co. Treasurer
By *[Signature]* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: September 1, 2017



Colin G. Harding



Jana Snyder, Domestic Partner

STATUTORY WARRANTY DEED
(continued)

State of Washington
county of Sagit

I certify that I know or have satisfactory evidence that
Colin G. Harding and Jana Snyder
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: September 11, 2017
Kath A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish CO
My appointment expires: 9-01-2018

KATHERYN A. FREEMAN
STATE OF WASHINGTON
NOTARY -->-- PUBLIC
My Commission Expires 9-01-2018

EXHIBIT "A"
Exceptions

1. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: February 9, 1966
Recording No.: 67879

Modification(s) of said covenants, conditions and restrictions

Recording Date: February 2, 1981
Recording No.: 8102020019

2. 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 the Plat of Country Club Meadows div.2:

Recording No: 199005140005

3. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: November 13, 1989
Recording No.: 8911130101

4. Findings of Fact Entry of Order No FP 90 001.ORD

Recording Date: May 8, 1990
Recording No.: 9005080025

5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by the Country Club Meadows Homeowners Association.