



201709290079

Skagit County Auditor

\$77.00

9/29/2017 Page

1 of

4 10:47AM

When recorded return to:  
James Jayen Creaser and Marlene Frances Creaser  
28907 121st Way S.E.  
Auburn, WA 98092

Recorded at the request of:  
Guardian Northwest Title  
File Number: 114545

## Statutory Warranty Deed

114545

GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Jackie L. Robinson and Delbert E. Robinson, wife and husband for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to James Jayen Creaser and Marlene Frances Creaser, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lots 5-11, Block 15, Town of Montborne

For Full Legal See Attached Exhibit "A"

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 "B" attached hereto.

Tax Parcel Number(s): P74598, 4135-015-011-0005

Dated

9/24/17

Delbert Robinson

Jackie Robinson

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20174598  
SEP 29 2017

STATE OF Oklahoma  
COUNTY OF LeFlore SS:

Amount Paid \$ 1117.50  
Skagit Co. Treasurer  
By Mam Deputy

I certify that I know or have satisfactory evidence that Delbert Robinson and Jackie Robinson, 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: 09/24/2017

Ginger Shaw  
Printed Name: Ginger Shaw  
Notary Public in and for the State of Oklahoma  
Residing at Lauton  
My appointment expires: 01/18/2021

Order No:

## EXHIBIT A

Lots 5 through 11, inclusive, Block 15 "PLAT OF THE TOWN OF MONTBORNE, SKAGIT COUNTY, WASHINGTON" as per plat recorded in Volume 2 of Plats, Page 80, records of Skagit County, Washington; and

TOGETHER WITH the Northeasterly  $\frac{1}{2}$  of the alley in said Block 15 lying between the Northwestern line of said Block 15 and the Southwesterly extension of the Southeasterly line of said Lot 5; and

TOGETHER WITH the Southwesterly  $\frac{1}{2}$  of the alley in said Block 15, lying between the Northwestern line of said Block 15 and Northeasterly extension of the Southeasterly line of said Lot 11; and

TOGETHER WITH the Southwesterly  $\frac{1}{2}$  of Lee Street lying between the Northwestern extension of the Northeasterly line of said Block 15 and the centerline of Oregon Street; and

TOGETHER WITH the Northeasterly  $\frac{1}{2}$  of Oregon Street lying between the centerline of Lee Street and the Southwesterly extension of the Southeasterly line of said Lot 11.

Exhibit B

**EXCEPTIONS:**

A. 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: Plat of the Town of Montborne  
Recorded: May 21, 1890  
Auditor's No.: Vol. 2 of Plats, Page 80

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power and Light Company  
Recorded: April 15, 1925  
Auditor's No. 182733  
Purpose: Electric Transmission and/or distribution line, together with necessary appurtenances  
Area Affected: Blocks 7 and 15

C. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Marilyn Thompson  
Dated: May 26, 1972  
Recorded: June 5, 1972  
Auditor's No. 769165  
Purpose: Ingress and egress  
Area Affected:

D. Any question that may arise regarding the exact location of the easements set forth on Auditor's File Nos. 769164, 769165 and 769166.

E. 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: Survey for Harold & Nancy Bates  
Recorded: April 4, 2007  
Auditor's No.: 200704040094

F. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By: Skagit County, a Political Subdivision of the State of Washington  
Recorded: September 18, 2007  
Auditor's No.: 200709180011

G. Rights of unknown private parties, if any, for access over vacated streets and alleys.

H. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By: Jackie L. Robinson and Delbert E. Robinson  
Recorded: April 18, 2008  
Auditor's No.: 200804180002

I. LOT CERTIFICATION, INCLUDING THE TERMS AND CONDITIONS THEREOF.  
REFERENCE TO THE RECORD BEING MADE FOR FULL PARTICULARS. THE COMPANY  
MAKES NO DETERMINATION AS TO ITS AFFECTS.

Recorded: April 28, 2008  
Auditor's No.: 200804280179