

When recorded return to:

James H. Swegle and Lynne M. Swegle
25701 27th Ave NE
Arlington, WA 98223

201710060053
Skagit County Auditor
10/6/2017 Page 1 of \$77.00
4 11:42AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032168

CHICAGO TITLE
620032168

STATUTORY WARRANTY DEED

THE GRANTOR(S) Steven Paul Sanchez and Kathy Ann Sanchez, 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 James H. Swegle and Lynne M. Swegle, husband and wife

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

That portion of the North 50 feet of the South 269.38 feet of Government Lot 3, Section 36, Township 34 North, Range 4 East of the Willamette Meridian, lying East of the County Road as described in Deed dated May 2, 1947, recorded on May 26, 1947, in Volume 218, page 322, under Auditor's File No. 404824, records of Skagit County, and West of Big Lake.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P29942 / 340436-2-065-0006

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

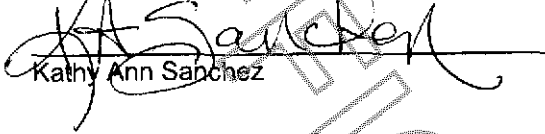
20174739
OCT 06 2017

Amount Paid \$ 9474.40
By *YMG* Skagit Co. Treasurer
Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: September 22, 2017


Steven Paul Sanchez


Kathy Ann Sanchez

STATUTORY WARRANTY DEED
(continued)

State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that
Steven Paul Sanchez and Kathy Ann Sanchez
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: October 4, 2017

Jana K Quinn
Name: Jana K Quinn
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 06/29/2019

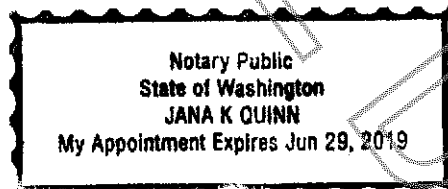


EXHIBIT "A"
Exceptions

1. Easement and Agreement establishing boundary

Recording Date: August 1, 1966
Recording No.: 9608010132

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 Survey:

Recording No: 9608160104

3. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.

4. Any question arising from the fact that the premises are described by reference to an impermanent monument, said monument being a fence.

5. Agreement establishing boundary

Recording Date: August 1, 1996
Recording No.: 9608010134

6. City, county or local improvement district assessments, if any.
7. Assessments, if any, levied by Big Lake Sewer District.
8. Assessments, if any, levied by Public Utility District #2.