

When recorded return to:
Aaron Parrish and Christina Parrish
721 Comanche Dr
Mount Vernon, WA 98273



Skagit County Auditor
11/17/2017 Page

1 of 3 3:25PM \$76.00

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032653

CHICAGO TITLE
020032653

STATUTORY WARRANTY DEED

THE GRANTOR(S) James R Eaton, 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 Aaron Parrish and Christina Parrish, a married couple

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

That portion of the Southwest Quarter of the Southwest Quarter of the Northeast Quarter and of the Northwest Quarter of the Southeast Quarter of Section 26, Township 34 North, Range 4 East W.M., lying Northerly of the County Road and Easterly of a line drawn parallel with and 300 feet West of the East line thereof.

Situated in Skagit County, Washington.

Together with a 1967 51Cx10 STAR Mobile Home Vin # S3122

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

Tax Parcel Number(s): P27868/ 340426-1-007-0015

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20175424
NOV 17 2017

Amount Paid \$ 3351.40
Skagit Co. Treasurer
By *[Signature]* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: November 15, 2017

James R. Eaton
James R Eaton

State of WA

County of Skagit

I certify that I know or have satisfactory evidence that

James R. Eaton
(s) 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: 11-16-17



Kelly K. Miller
Name: Kelly K. Miller
Notary Public in and for the State of WA
Residing at: Mount Vernon
My appointment expires: 9-9-2020

EXHIBIT "A"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Day Lumber and Atlas Lumber Co.
Purpose: Roadway
Recording No.: Volume 130 of Deeds, pages 184 and 185

2. Exceptions and reservations contained in deed whereby the grantor excepts and reserves all oil, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working the same and providing that such rights shall not be exercised until provision has been made for full payment of all damages sustained by reason of such entry

Grantor: State of Washington
Recording No.: 53220

3. Road Easement including the terms, covenants and provisions thereof

Recording Date: September 2, 1969
Recording No.: 730528

4. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: July 29, 2013
Recording No.: 201307290164
Matters shown: Possible encroachment of a fence onto the Westerly portion of said premises by varying amounts

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