



201803090085

When recorded return to:

Arlyn Livingston and Kristine Livingston
 4879 Robinwood Lane
 Bow, WA 98232

Skagit County Auditor

\$76.00

3/9/2018 Page

1 of

3 3:35PM

SKAGIT COUNTY WASHINGTON
 REAL ESTATE EXCISE TAX

2018937
MAR 09 2018

Amount Paid \$ 2,141.⁰⁰
 Skagit Co. Treasurer

By *mm* Deputy

Filed for record at the request of:



CHICAGO TITLE
 COMPANY OF WASHINGTON

425 Commercial St
 Mount Vernon, WA 98273

CHICAGO TITLE

620033839

Escrow No.: 620033839

STATUTORY WARRANTY DEED

THE GRANTOR(S) Northwest Plus Credit Union

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Arlyn Livingston and Kristine Livingston, a married couple

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

All that portion of Lots 16 and 17, Block 6, "Knutzen's Addition to the City of Burlington" as per plat recorded in Volume 3, Page 80, records of Skagit County, WA, lying within the Northwest quarter of the Northwest quarter of Section 5, Township 34 North, Range 4, Willamette Meridian and described as follows:

Commencing at the Southeast corner of Lot 13, Block 6 of said plat, thence North 1° 36' 26" East along the East line of said block a distance of 153.52 feet; thence North 88° 30' 42" West a distance of 99.84 feet to the true point of beginning; thence continue North 88° 30' 42" West a distance of 87.82 feet to the beginning of a tangent curve to the right having a radius of 12.00 feet; thence along the arc of said curve through a central angle of 90° 05' 39" a distance of 18.87 feet to a point on the West line of aforesaid Lot 16; thence North 1° 34' 57" East a distance of 64.32 feet to the Northwest corner of Lot 17; thence South 88° 30' 42" East along the North line thereof a distance of 99.86 feet to a point which bears North 1° 35' 41" East from the true point of beginning; thence South 1° 35' 41" West a distance of 76.34 feet to the true point of beginning.

(Also known as Lot C of Boundary Line Adjustment Recorded under A.F. No. 201105130099)

Situate in the County of Skagit, State of Washington.

D130625

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

STATUTORY WARRANTY DEED
(continued)

Tax Parcel Number(s): P130625 / 4089-006-017-0204,

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF
Dated: March 8, 2018

Northwest Plus Credit Union

BY: Doug Bennett

Doug Bennett
Chief Executive Officer

State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that Doug Bennett

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the CEO of Northwest Plus Credit Union to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 03/09/2018

Nancy K. Bolling
Name: Nancy Bolling
Notary Public in and for the State of Washington
Residing at: Everett
My appointment expires: 07/09/2019

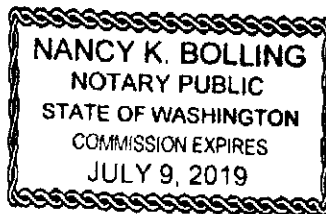


EXHIBIT "A"
Exceptions

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

Recording Date: November 23, 2004
Recording No.: 200411230171
Matters shown: Building roof overhang
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Cascade Natural Gas Corporation
Purpose: pipeline or pipelines
Recording Date: November 19, 2010
Recording No.: 201011190139
3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc.
Purpose: Transmission, distribution and sale of electricity
Recording Date: November 22, 2010
Recording No.: 201011220144
4. Boundary Line Adjustment including the terms, covenants and provisions thereof

Recording Date: May 13, 2011
Recording No.: 201105130099
5. Quit Claim Deed for Boundary Line Adjustment including the terms, covenants and provisions thereof

Recording Date: May 13, 2011
Recording No.: 201105130102
6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Energy, Inc.
Purpose: transmission, distribution and sale of electricity
Recording Date: February 2, 2015
Recording No.: 201502020113
7. City, county or local improvement district assessments, if any.
8. Assessments, if any, levied by the City of Burlington.