

When recorded return to:  
Ethan Brown and Carrie Brown  
105 N 5th St  
Mount Vernon, WA 98273

201803210021  
Skagit County Auditor  
3/21/2018 Page

1 of \$77.00  
4 11:54AM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620033701

CHICAGO TITLE  
020033701

### STATUTORY WARRANTY DEED

THE GRANTOR(S) First Baptist Church, a Washington non-profit corporation, formally known as B.N.I. Davis Memorial Baptist Church, who acquired title as Davis Memorial Baptist Church

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Ethan Brown and Carrie Brown, husband and wife

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

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

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

Lot(s): 15 AND PTN 16 Block: 70 VERNON HEIGHTS ADD TO MOUNT VERNON

Tax Parcel Number(s): P109616 / 3763-020-016-0100

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20181100

MAR 21 2018

Amount Paid \$ 4663.40  
Skagit Co. Treasurer  
By: HIB Deputy

**STATUTORY WARRANTY DEED**

(continued)

Dated: March 8, 2018

First Baptist Church

BY: Jerry Kelly

Jerry Kelly  
Finance Committee Chairman & Church Moderator

BY: Bruce Morrison

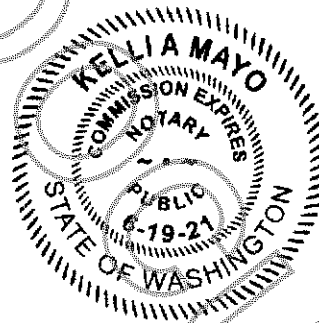
Bruce Morrison  
Finance Committee Chairman & Church Moderator

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Jerry Kelley and Bruce Morrison are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it as Finance Committee Chairmen & Church Moderator's of First Baptist Church to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 3/14/18

Name: Kelli A. Mayo  
Notary Public in and for the State of WA  
Residing at: Sedro Woolley  
My appointment expires: 6/19/21



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P109616 / 3763-020-016-0100**

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Lot 15 and the South Half of Lot 16, Block 20, VERNON HEIGHTS ADDITION TO MOUNT VERNON, according to the plat thereof, recorded in Volume 2 of Plats, page 108, records of Skagit County, Washington.

TOGETHER WITH the South 2 feet of the North Half of Lot 16, Block 20, VERNON HEIGHTS ADDITION TO MOUNT VERNON, according to the plat thereof, recorded in Volume 2 of Plats, page 108, records of Skagit County, Washington.

Situated in Skagit County, Washington.

**EXHIBIT "B"**  
Exceptions

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

Granted to: City of Mount Vernon  
Purpose: Sanitary sewer  
Recording Date: January 8, 1920  
Recording No.: 138249  
Affects: Portion of Lot 15

2. Reservations and recitals contained in the Deed as set forth below:

Grantor: G.B. Grace and Helen H. Grace, husband and wife  
Grantee: Davis Memorial Baptist Church a corporation  
Dated: January 10, 1920  
Recording Date: January 19, 1920  
Recording No.: 138595

Said document provides for, among other things, the following:  
Reservation and express stipulation that such tract of land shall be used solely for residence purposes and that no church or other similar building shall be erected upon any part thereof.

3. Ordinance No. 2566 including the terms, covenants and provisions thereof

Recording Date: November 2, 1993  
Recording No.: 9311020101

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

5. Assessments, if any, levied by City of Mount Vernon.