

When recorded return to:  
Jill McLaughlin  
6975 Baker View Lane  
Anacortes, WA 98221



Skagit County Auditor  
4/24/2018 Page 1 of 4 1:29PM \$77.00

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200  
Everett, WA 98201

Escrow No.: 620033911

**CHICAGO TITLE**  
620033911

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Leland P. Eelkema and Mary D. Eelkema, 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 Jill McLaughlin, an unmarried person

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

Lot D-36, "Lake Tye Division II", Volume II of Plats, Page 15-24, inclusive, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P79091 / 4229-004-036-0007

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20181655  
APR 24 2018


Amount Paid \$450.<sup>00</sup>  
Skagit Co. Treasurer  
By *M. M.* Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: April 23, 2018



Leland P. Eelkema

  
Mary D. Eelkema

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Leland P. Eelkema and Mary D. Eelkema are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 24, 2018

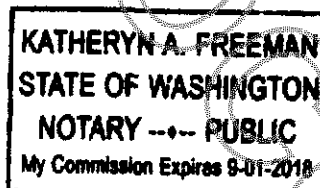


Name: Kathryn A. Freeman

Notary Public in and for the State of WA

Residing at: Snohomish Co

My appointment expires: 9-01-2018



**EXHIBIT "A"**  
Exceptions

1. Easement, including the terms, covenants and provisions thereof, as disclosed by instrument  
Recorded: July 1, 1975  
Auditor's No.: 819947, records of Skagit County, WA  
In favor of: Utilities and services  
Affects: 5 feet within boundary of each lot

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 LAKE TYEE DIVISION NO. 2:

Recording No: 819944

3. Right of Scott Paper Company to use such portion of the roads within said plat as lie within the Northeast Quarter of the Northwest Quarter of Section 34, as granted by instrument  
Recorded: September 8, 1975  
Auditor's No.: 823163, records of Skagit County, WA

4. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: July 1, 1975  
Recording No.: 819948

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 3, 1977, June 27, 1979, June 30, 1986, June 12, 1987 and September 24, 1996  
Recording No.: 861973, 7906270014, 8606300021, 8706120018 and 9609240021

5. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed by instrument  
Recorded: July 1, 1975  
Auditor's No.: 819946, records of Skagit County, WA  
Imposed by: Lake Tyee Camp Club

AMENDED by instrument

**EXHIBIT "A"**

Exceptions  
(continued)

Recorded: March 6, 1996  
Auditor's No.: 9603060005, records of Skagit County, WA

6. City, county or local improvement district assessments, if any.
7. Assessments, if any, levied by Lake Tyee Camp Club.