

When recorded return to:
Lori Johnsted Bennett and Jerald L. Bennett, Jr.
436 Brittany ST
Mount Vernon, WA 98274


201805140106
05/14/2018 01:45 PM Pages: 1 of 4 Fees: \$77.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034434

CHICAGO TITLE
020034434

STATUTORY WARRANTY DEED

THE GRANTOR(S) Dwight D. Bohnet and Anne V. Bohnet, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Lori Johnsted Bennett and Jerald L. Bennett, Jr., wife and husband

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

Lot 17, CEDAR HEIGHTS WEST, according to the Plat thereof recorded September 22, 2006, under Auditor's File No. 200609220186, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P125083 / 4904-000-017-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 1970
MAY 14 2018

Amount Paid \$ 5,434.⁰⁰
Skagit Co. Treasurer
By *M. M. M.* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 8, 2018

Dwight D. Bohnet
Dwight D. Bohnet

Anne V. Bohnet
Anne V. Bohnet

^{KLR}
State of ~~WASHINGTON~~ North Dakota
County of ~~SKAGIT~~ Burleigh
^{KLR}

I certify that I know or have satisfactory evidence that Dwight D. Bohnet and Anne V. Bohnet 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: *May 9, 2018*

Kathy L. Richmond
Name: *Kathy L. Richmond*
Notary Public for the State of *North Dakota*
Residing at: *Bismarck ND*
My appointment expires: *April 14, 2022*

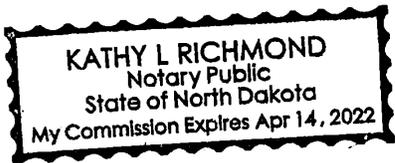


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: May 22, 2006
Auditor's No(s): 200605220169, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: The exterior 10 feet of said premises adjacent to street

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 Cedar Heights West:

Recording No: 200609220186

3. Covenants, conditions, restrictions and easements 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: October 19, 2006
Recording No.: 200610190062

4. Disclosure on deed regarding Skagit County policy for unincorporated areas to protect and encourage agriculture and forestry operations;

Recording Date: June 4, 2007
Recording No.: 200706040187

5. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Cedar Heights West Homeowners Association
Recording Date: October 19, 2006
Recording No.: 200610190062

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

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

EXHIBIT "A"

Exceptions
(continued)

8. Assessments, if any, levied by Cedar Heights West Homeowners Association.