

When recorded return to:
Jon C. Evans
The Evans Living Trust, dated May 9, 2002
900 Cowichan Place
La Conner, WA 98257



201805230039

05/23/2018 01:45 PM Pages: 1 of 5 Fees: \$78.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034682

CHICAGO TITLE
620034682

STATUTORY WARRANTY DEED

THE GRANTOR(S) Douglas E. Crim and Barbara G. Crim, 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 Jon C. Evans, Trustee of the Evans Living Trust, dated May 9,
2002

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.)

PTN TRACT D SHORT PLAT NO. 116-77

Tax Parcel Number(s): P15206 / 330202-0-000-1401

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 23 2018

Amount Paid \$ 700.48
Skagit Co. Treasurer
By *Mia* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 21, 2018



Douglas E. Crim



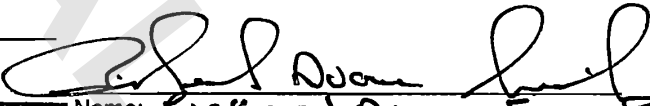
Barbara G. Crim

State of Oregon
County of Clatsop

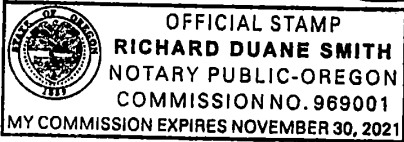
I certify that I know or have satisfactory evidence that Douglas E Crim, Barbara G Crim

is/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: 5-21-18



Name: Richard Duane Smith



Notary Public in and for the State of Oregon
Residing at: 12 Hilltop Dr Seaside OR 97138
My appointment expires: 11-30-21

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P15206 / 330202-0-000-1401

That portion of Tract D, Short Plat 116-77, commonly known as Eagle's Nest as recorded June 21, 1977 in Volume 2 of Short Plats, pages 74 through 76, records of Skagit County, Washington under Auditor's File No. 858833 described as follows:

Beginning at the Northwest corner of said Tract D, which point is coincident with the Southeast corner of Lot 899 and the Southwest corner of Lot 900 both in Survey of Shelter Bay, Division No. 5;
thence South 89°12'50" East along the Northerly boundary of said Tract D a distance of 120.00 feet;
thence South 0°47'10" West a distance of 70.49 feet, more or less, to the Balanced G.L.O. Meander Line;
thence South 88°13'53" West along said Meander Line a distance of 120.12 feet, more or less;
thence North 0°47'10" East a distance of 75.84 feet, more or less, to the point of beginning.

Situate in the County of Skagit, State of Washington.

EXHIBIT "B"
Exceptions

1. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.

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

Granted to: Puget Sound Power and Light Company
Purpose: Electric transmission/distribution lines and appurtenances thereto
Recording Date: October 19, 1971
Recording No.: 759375
Affects: undisclosed

3. 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 Eagles Nest Short Plat 116-77:

Recording No: 858833

4. Covenants, conditions, restrictions, reservations, and terms, 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 in the document

Recording Date: March 28, 1977
Recording No.: 853395

5. 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, 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 in the document

Recording Date: June 22, 1977

EXHIBIT "B"Exceptions
(continued)

Recording No.: 858930

6. 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, 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 in the document

Recording Date: September 1, 1988
Recording No.: 8809010030

Modification(s) of said covenants, conditions and restrictions under recording nos. 8905080024, 8907210030, 9112060066, and 9206120120.

7. Assessments and charges and liability to further assessments or charges, including the terms, covenants, and provisions therein, by instruments recorded September 1, 1988 and January 19, 1983 under recording nos. 8809010030 and 9301290035, records of Skagit County, Washington.
8. Record of Survey
- Recording Date: January 22, 2008
Recording No.: 200801220083
9. Terms and conditions contained in Quit Claim Deed 200803170147
- Recording Date: March 17, 2008
Recording No.: 200803170147
10. City, county or local improvement district assessments, if any.
11. Assessments, if any, levied by Eagles Nest Community, Inc..