

**When recorded return to:**  
Nicholas Morin and Malia Johnson  
4002 I Avenue  
Anacortes, WA 98221



**201805230068**

05/23/2018 03:13 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.: 620034339

**CHICAGO TITLE**  
**620034339**

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Nobar Investments LLC, a Washington limited liability company

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Nicholas Morin and Malia Johnson, husband and wife

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

Lot 26, PLAT OF ROSEWIND SUBDIVISION, according to the plat thereof, recorded September  
30, 1999, under Auditor's File No. 199909300131, records of Skagit County, Washington.  
Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P115950 / 4737-000-026-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
201802144  
MAY 23 2018

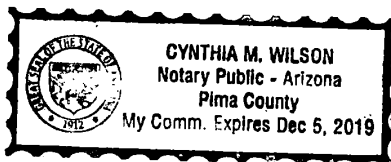
Amount Paid \$6573.30  
Skagit Co. Treasurer  
By *MG* Deputy

STATUTORY WARRANTY DEED  
(continued)Dated: May <sup>15<sup>th</sup></sup> 14, 2018

Nobar Investments LLC

BY: [Signature]Nove Meyers  
Managing MemberState of ArizonaCounty of PimaI certify that I know or have satisfactory evidence that  
Nove Meyers

\_\_\_\_\_ 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 Managing Member of Nobar Investments LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 05/15/18

[Signature]  
Name: Cynthia M. Wilson  
Notary Public in and for the State of AZ  
Residing at: Tucson  
My appointment expires: 12/05/19

**EXHIBIT "A"**

## Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);  
 Recorded: August 9, 1957  
 Auditor's No(s): 554700, records of Skagit County, Washington  
 In favor of: Puget Sound Power and Light Company  
 For: Electric transmission and/or distribution line, together with necessary appurtenances  
 Affects: Said premises, the exact location and extent of said easement is undisclosed of record
  
2. Easement, including the terms and conditions thereof, granted by instrument(s);  
 Recorded: October 19, 1967  
 Auditor's No(s): 705887, records of Skagit County, Washington  
 In favor of: Cascade Natural Gas Corporation  
 For: Oil and gas pipeline  
 Affects: Said premises, the exact location and extent of said easement is undisclosed of record
  
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 PLAT OF ROSEWIND SUBDIVISION:  
  
 Recording No: 9909300131
  
4. Covenants, conditions, and restrictions contained in declaration of restrictions, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons.  
 Recorded: February 2, 2000  
 Auditor's No.: 200002020090, records of Skagit County, WA  
  
 AMENDED by instrument(s):  
 Recorded: October 6, 2000  
 Auditor's No(s): 200010060079, records of Skagit County, Washington
  
5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);  
 Recorded: February 2, 2000  
 Auditor's No(s): 200002020090, records of Skagit County, Washington  
 Imposed By: Gary D. McCormick and Aina McCormick, and Vintage Investments, Inc.

**EXHIBIT "A"**

Exceptions  
(continued)

6. City, county or local improvement district assessments, if any.
7. Assessments, if any, levied by City of Anacortes.
8. Assessments, if any, levied by Rosewind Owner's Association.