

201807180065  
07/18/2018 03:57 PM Pages: 1 of 3 Fees: \$101.00  
Skagit County Auditor

When recorded return to:  
Bruce A. Holroyd and Kathleen E. Holroyd

Recorded at the request of:  
Guardian Northwest Title  
File Number: A115979

**Statutory Warranty Deed**

A115979 GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Margaret Sue Foote and John C. Foote, wife and husband for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Bruce A. Holroyd and Kathleen E. Holroyd, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Lot 4, Skyline No. 10

Tax Parcel Number(s): P59914, 3826-000-004-0002

Lot 4, "SKYLINE NO. 10", as per plat recorded in Volume 9 of Plats, pages 117 to 120, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Dated 12 July 2018

M. Sue Foote  
Margaret S. Foote

John C. Foote  
John C. Foote

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20183154  
JUL 18 2018

Amount Paid \$ 2319.00  
Skagit Co. Treasurer  
By BI Deputy

Order No: 115979

STATE OF Province of B.C. }  
COUNTY OF Coastal } SS:

I certify that I know or have satisfactory evidence that Margaret S. Foote and John C. Foote, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: July 12 2018

[Signature]  
Printed Name: \_\_\_\_\_  
Notary Public in and for the State of Province of British Columbia  
Residing at \_\_\_\_\_  
My appointment expires: DOES NOT EXPIRE

**BRYAN W. SCOTT-MONCREIFF**  
Notary Public  
104 - 9710 Second Street.  
Sidney, B.C. V8L 3C4



**Exhibit A**

**EXCEPTIONS:**

A. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Plat/Subdivision Name: Skyline No. 10  
Recorded: June 7, 1971  
Auditor's No: 753632

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: January 3, 2006  
Recorded: January 6, 2006  
Auditor's No.: 200601060083  
Executed By: The Skyline Beach Club, Inc., a Washington corporation

This amendment is intended to supersede and replace all prior recorded covenants to Skyline Division No. 10.

C. Provision contained in deeds through which title is claimed by other lot owners in said subdivision from Skyline Associates, which may be notice of a general plan, as follows:

"Purchaser agrees and covenants that the above described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of SKYLINE BEACH CLUB, INC., a Washington non-profit corporation."

D. Terms and Provisions of the By Laws of Skyline Beach Club as recorded under Auditor's File Nos. 200907280031, 201208220010 and 201308290044.