

When recorded return to:

Scott B. Nash and Marianne M. Nash
PO Box 100
Anacortes, WA 98221



201807240032

07/24/2018 11:43 AM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034880

CHICAGO TITLE
620034880

STATUTORY WARRANTY DEED

THE GRANTOR(S) Donald D. Clift and Donna R. Clift, 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 Scott B. Nash and Marianne M. Nash, a married couple

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

Lot 14, WASHINGTON PARK ESTATES, according to the plat thereof, recorded under Auditor's
File No. 200011290068, records of Skagit County, Washington;

Situated in Skagit Washington, Washington.

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

Tax Parcel Number(s): P117640 / 4770-000-014-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20183229
JUL 24 2018

Amount Paid \$ **9795.00**
Skagit Co. Treasurer
By **HB** Deputy

STATUTORY WARRANTY DEED

(continued)

Dated: July 19, 2018

Donald D. Clift
Donald D. Clift
Donna R. Clift
Donna R. Clift

State of WashingtonCounty of Skagit

I certify that I know or have satisfactory evidence that

Donald D. Clift and Donna R. Clift

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: July 23, 2018

Kathryn A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: snohomish co
My appointment expires: 9-01-2018

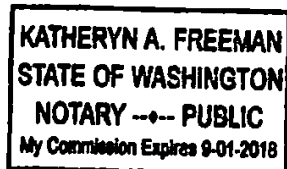


EXHIBIT "A"

Exceptions

1. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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;

Recorded: November 9, 2004

Auditor's No(s): 200411090072, records of Skagit County, Washington

Executed By: Sunset Cove Development, L.L.C.

Said instrument is a re-recording of instrument(s):

Recorded: November 29, 2000

Auditor's No(s): 200011290067, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: May 30, 2001

Auditor's No(s): 200105300157, records of Skagit County, Washington

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 PLAT OF WASHINGTON PARK ESTATES:

Recording No: 200011290068

3. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenants or restrictions, if any, 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;

Recorded: August 29, 1962

Auditor's No(s): 625661, records of Skagit County, Washington

Executed by: A.F. Gratzner

As Follows: It is understood that the grantees, for themselves, their heirs, successors, executors, administrators and assigns, consent to the operation of an airport upon land conveyed by Walton Lumber Co. to Skyline on Burrows Bay, Inc. and by Walton Lumber Co., to Herb Wilson, J.K. Nells, et al by deeds dated June 30, 1960, and recorded in Volume 310 of Deeds at pages 362 and 364 respectively under Auditor's File No. 596207, records of Skagit County Auditor and waiver any claim for damages resulting from noises, fumes, lights and other disturbances from aircraft and the maintenance and operation of said airport.

EXHIBIT "A"Exceptions
(continued)

4. Decision to Issue a Preliminary Plat Permit for the Woods Sunset Cove Addition Plat and the Terms and Conditions Thereof;
Recorded: January 17, 2001
Auditor's No.: 200101170034, 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: November 29, 2000
Auditor's No(s): 200011290067, records of Skagit County, Washington
Imposed By: Sunset Cove Development Homeowners Association
Affects: Said premises
6. City, county or local improvement district assessments, if any.
7. Liability to future assessments, if any, levied by the City of Anacortes.
8. Dues, charges, and assessments, if any, levied by Sunset Cove Development Homeowners Association.