

When recorded return to:
Elaine Walsh
1202 Decatur Circle
Burlington, WA 98233



201807300179

07/30/2018 11:39 AM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035379

CHICAGO TITLE CO.
620035379

STATUTORY WARRANTY DEED

THE GRANTOR(S) Darrell R. Stewart and Kathleen Stewart, 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 Elaine Walsh, an unmarried person

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.)

Lot(s): 20-B CEDAR POINT A CONDOMINIUM

Tax Parcel Number(s): P118774 / 4788-000-020-0200

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20183329

JUL 30 2018

Amount Paid \$ 4,811.⁰⁰
Skagit Co. Treasurer
By *anbm* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 25, 2018

Darrell R. Stewart
Darrell R. StewartKathleen Stewart
Kathleen StewartState of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Darrell R. Stewart and Kathleen Stewart 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.

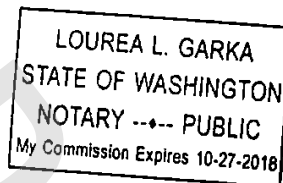
Dated: July 26, 2018
Lourea L. Garka
Name: Lourea L. Garka
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 10/27/2018

EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: September 9, 1997
Auditor's No(s).: 9709090114, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
2. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: September 9, 1997
Auditor's No(s).: 9709090115, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
3. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: November 1, 1999
Auditor's No.: 199911010143, records of Skagit County, Washington
In favor of: Public Utility District No. 1 of Skagit County, Washington, a Municipal corporation
For: Water pipeline
Affects: Portion of said premises and other property
4. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: October 12, 1999
Auditor's No(s).: 9910120069, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
5. Easement, including the terms and conditions thereof, granted by instrument;
Recorded: June 29, 2000
Auditor's No.: 200006290057, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc., a Washington corporation
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: Said premises
6. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: August 11, 2000
Auditor's No(s).: 200008110019, records of Skagit County, Washington

EXHIBIT "A"Exceptions
(continued)

In favor of: Public Utility District No. 1 of Skagit County, Washington
 For: Water pipeline
 Affects: Portion of said premises

7. Easement, including the terms and conditions thereof, granted by instrument(s);
 Recorded: September 11, 2001
 Auditor's No(s): 200109110082, records of Skagit County, Washington
 In favor of: Puget Sound Energy, Inc.
 For: Electric transmission and/or distribution line, together with necessary appurtenances
 Affects: Portion of said premises

8. Easement, including the terms and conditions thereof, granted by instrument(s);
 Recorded: December 13, 2001
 Auditor's No(s): 200112130003, records of Skagit County, Washington
 In favor of: Public Utility District No. 1 of Skagit County, Washington

9. Easement, including the terms and conditions thereof, granted by instrument(s);
 Recorded: March 27, 2002
 Auditor's No(s): 200203270001, records of Skagit County, Washington
 In favor of: Homestead Development N.W., Inc.
 For: TCI Cablevision of Washington

10. Agreement, including the terms and conditions thereof, entered into;
 By: Public Utility District No. 1 of Skagit County
 And Between: Homestead Northwest Inc.
 Recorded: September 23, 1998
 Auditor's No. 9809230032, records of Skagit County, Washington
 Providing: Irrigation Water Service Agreement

11. Agreement, including the terms and conditions thereof, entered into;
 By: Public Utility District No. 1 of Skagit County
 And Between: Homestead Northwest Development Co.
 Recorded: July 17, 2002
 Auditor's No. 200207170008, records of Skagit County, Washington
 Providing: Irrigation water service

12. Terms, covenants, conditions, easements, and restrictions And liability for assessments contained in Declaration of Condominium, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status,

EXHIBIT "A"Exceptions
(continued)

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 law;

Recorded: January 10, 2002

Auditor's No.: 200201100079, records of Skagit County, Washington

Amended by instrument(s):

Recorded: April 27, 2004, March 1, 2006, June 4, 2007, February 29, 2008 and March 29, 2013

Auditor's No(s): 200404270060, 200603010116, 200706040181, 200802290192 and 201303290158 records of Skagit County, Washington

13. 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 **CEDAR POINT, A CONDOMINIUM**:

Recording No: 200201100078
14. City, county or local improvement district assessments, if any.
15. Assessments, if any, levied by City of Burlington.
16. Assessments, if any, levied by Cedar Point Condominium Homeowner's Association.