

When recorded return to:
William Suon and Melissa Suon, husband and wife
4012 Pueblo Heights
Mount Vernon, WA 98273



201808290148

08/29/2018 04:00 PM 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.: 620035423

CHICAGO TITLE CO.
620035423

STATUTORY WARRANTY DEED

THE GRANTOR(S) David T. Rohrs, Personal Representative of The Estate of Robert W. Rohrs, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to William Suon and Melissa Suon, husband and wife

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): 115 THUNDERBIRD EAST FIRST ADD

Tax Parcel Number(s): P80868 / 4379-000-115-0007,

Subject to:

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

2018 3834
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 29 2018

Amount Paid \$ 6662.20
By *YAF* Skagit Co. Treasurer Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: August 13, 2018

The Estate of Robert W. Rohrs, deceased

BY: David T. Rohrs
David T. Rohrs
Personal Representative

State of California
County of Sonoma

I certify that I know or have satisfactory evidence that David T Rohrs -

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 Personal Representative of The Estate of Robert W. Rohrs to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 8/14/18

M. Barry
Name: M. Barry
Notary Public in and for the State of CA
Residing at: Petaluma, CA
My appointment expires: 7-1-21

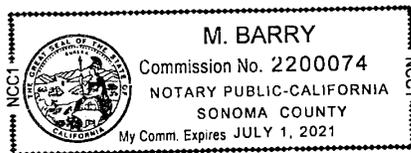


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P80868 / 4379-000-115-0007

Lot 115, "Thunderbird East First Addition", according to the plat thereof, recorded in Volume 12 of Plats, Pages 20, 21 and 22, records of Skagit County, Washington.

Situate in Skagit County, Washington

EXHIBIT "B"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 THUNDERBIRD EAST FIRST ADDITION:**

Recording No: 882890

2. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 7, 1978
Recording No.: 886974

3. Standard Participation Contract for Sewer Connection, including the terms, covenants and provisions thereof;

Recording Date: July 24, 1979
Recording No.: 7907240019

4. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: December 1, 2003
Recording No.: 200312010195
Matters shown: Possible encroachment of a board and wire fence

5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by City of Mount Vernon.