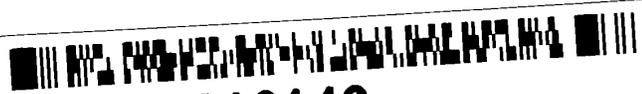


When recorded return to:  
Kathleen A. Hobson  
1905 North 33rd Place  
Mount Vernon, WA 98273



201808310140

08/31/2018 01:42 PM 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

CHICAGO TITLE CO.

620035732

Escrow No.: 620035732

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Richard L. Best, a married man and Robert J. Best, a married man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Kathleen A. Hobson, an unmarried person

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

Lot 27, Plat of Eastwind, according to the plat thereof, recorded in Volume 12 of plats, pages 31 and 32, records of Skagit County, Washington.

Situate in Skagit County, Washington.

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20183895

AUG 31 2018

Tax Parcel Number(s): P80968 / 4384-000-027-0007,

Amount Paid \$ 3,476.<sup>00</sup>  
Skagit Co. Treasurer  
By *Mdm* Deputy

Subject to:

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

Dated: August 25, 2018

Richard L. Best  
Richard L. Best

Ruth Best  
Ruth Best

\_\_\_\_\_  
Robert J. Best

\_\_\_\_\_  
Diane Best

State of WASHINGTON  
County of GRANT

I certify that I know or have satisfactory evidence that Richard L. Best and Ruth Best 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: 29 AUGUST 2018

**Notary Public**  
**State Of Washington**  
**TERRY W KOENEKE**  
My Appointment Expires **May 9, 2022**

Terry W. Koeneke  
Name: TERRY W. KOENEKE  
Notary Public in and for the State of WA  
Residing at: MOSES LAKE, WA  
My appointment expires: MAY 09, 2022

State of \_\_\_\_\_  
\_\_\_\_\_ of \_\_\_\_\_

I certify that I know or have satisfactory evidence that Robert J. Best and Diane Best 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: \_\_\_\_\_

\_\_\_\_\_  
Name: \_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at: \_\_\_\_\_,  
My appointment expires: \_\_\_\_\_

Dated: August 25, 2018

Richard L. Best

Ruth Best

Robert J. Best  
Robert J. Best

Diane Best  
Diane Best

State of \_\_\_\_\_  
\_\_\_\_\_ of \_\_\_\_\_

I certify that I know or have satisfactory evidence that Richard L. Best and Ruth Best 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: \_\_\_\_\_

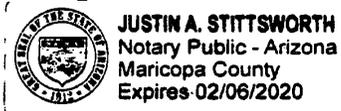
Name: \_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at: \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

State of Arizona  
Maricopa County of Maricopa

I certify that I know or have satisfactory evidence that Robert J. Best and Diane Best 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: 8-29-2018

Justin A. Stittsworth



Name: Justin A. Stittsworth  
Notary Public in and for the State of Arizona  
Residing at: Maricopa County, AZ  
My appointment expires: 2-6-2020

**EXHIBIT "A"**  
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 Eastwind:  
  
Recording No: Volume 12, pages 31 and 32
2. Easement, including the terms and conditions thereof, granted by instrument;  
Recorded: March 4, 1977  
Auditor's No.: 851951, records of Skagit County, Washington  
In favor of: Continental Telephone  
For: Right-of-way for constructing, maintaining, and operating telephone lines
3. Covenants, conditions, and restrictions contained in Standard Participation Contract  
Recorded: November 6, 1990  
Auditor's No.: 9011060023, records of Skagit County, Washington  
Executed by: Ralph D. Guthrie
4. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, but omitting any covenant, condition 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: October 16, 1979  
Auditor's No.: 7910160026, records of Skagit County, Washington
5. Covenants, conditions, and restrictions contained in declaration of restriction, but omitting any covenant, condition 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: December 15, 1981  
Auditor's No.: 8112150040, records of Skagit County, Washington
6. Exceptions and reservations as contained in instrument;  
Recorded: May 20, 1908  
Auditor's No.: 67757, records of Skagit County, Washington  
Executed By: State of Washington
7. City, county or local improvement district assessments, if any.

**EXHIBIT "A"**  
Exceptions  
(continued)

8. Assessments, if any, levied by City of Mount Vernon.