


When recorded return to:
Antonio Cenovio Ortiz-Vivar
1115 South 19th Street
Mount Vernon, WA 98273


201810100097
10/10/2018 03:41 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20184503
OCT 10 2018

Amount Paid \$ 4633.00
Skagit Co. Treasurer
By *BT* Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620036020

CHICAGO TITLE

020036020

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kirsten A Richard, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Antonio Cenovio Ortiz-Vivar, a married man, as his separate estate

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

Lot 23, Block 4, ALBERT BALCH'S WEDGWOOD, an addition to Mount Vernon, Washington", according to the Plat thereof recorded in Volume 7 of Plats, Page 24, records of Skagit County, Washington.

Situated in Skagit County, Washington

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


Tax Parcel Number(s): P54799 / 3766-004-023-0003

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: October 3, 2018


Kirsten A Richard

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Kirsten A Richard
(he/she/they) 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/hers/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: 10/10/2018



Name: DEBORAH K. FLICK
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 8/19/22



EXHIBIT "A"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of Mount Vernon
Purpose: Sewer
Recording Date: January 25, 1955
Recording No.: 512247
Affects: The South 16 feet of the East 70 feet of said premises

2. Covenants, conditions and restrictions 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: February 3, 1955
Recording No.: 512718

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