

When recorded return to:
Anthony Romano
1900 72nd Street Northwest
Marysville, WA 98270



201810260043

10/26/2018 11:44 AM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200
Everett, WA 98201

Escrow No.: 500076776

CHICAGO TITLE
500076776

STATUTORY WARRANTY DEED

THE GRANTOR(S) Douglas McIntosh, an unmarried person, as his separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Anthony Romano, 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.)

PTN NW SE, 25-35-09 Tax/Map ID(s):

Tax Parcel Number(s): P44681 / 350925-0-029-0008,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20184768
OCT 26 2018

Amount Paid \$ 781.97
Skagit Co. Treasurer
By HB Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: October 10, 2018

Douglas McIntosh
Douglas McIntosh

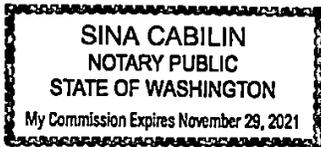
State of WASHINGTON

County of King

I certify that I know or have satisfactory evidence that Douglas McIntosh is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 10-16-18

Sina M Cabilin
Name: Sina M Cabilin
Notary Public in and for the State of WA
Residing at: Kent
My appointment expires: 11/29/2029



My C

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P44681 / 350925-0-029-0008

That portion of the Northwest Quarter of the Southeast Quarter of Section 25, Township 35 North, Range 9 East, W.M., described as follows:

Beginning at a point on the North line of the Old County Road as established and in use in said Northwest Quarter of the Southeast Quarter, said Section, said point being 350 feet East of the West line of said Northwest Quarter of the Southeast Quarter;
Thence Northeasterly along said county road 209 feet;
Thence North 209 feet;
Thence Southwesterly parallel to the North line of said County Road to a point North of the point of beginning;
Thence South to the point of beginning.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Water Agreement and the terms and conditions thereof:
Recording Date: June 7, 1945
Recording No.: 380898
2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
Granted to: The owners of government Lots 11 and 12 or portions thereof
Purpose: Ingress and egress
Recording Date: January 18, 1949
Recording No.: 427154
Affects: Portion of said premises
3. City, county or local improvement district assessments, if any.

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated Sept. 27, 2018

between Anthony Romano ("Buyer")

and Douglas McIntosh ("Seller")

concerning 53553 Shular Rd Rockport WA 98283 (the "Property")

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates/traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Anthony Romano 9/28/18
Buyer Date

Authentisign
Douglas McIntosh 09/27/2018
Seller 09:57:43 PM PDT Date

Buyer Date

Seller Date