

When recorded return to:  
Sylvia Lemke and Daniel D. Lemke, Sr  
15176 Sunset Lane  
Mount Vernon, WA 98273



**201810310086**

10/31/2018 03:10 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.: 620035449

CHICAGO TITLE CO.  
**620035449**

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Kathleen M. Kuba, 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 Sylvia Lemke and Daniel D. Lemke, Sr., a married couple

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

Lot 9, CONN-LIND ADDITION, according to the plat thereof recorded in Volume 7 of Plats, page  
25, records of Skagit County, Washington.

Situated in Skagit County, Washington

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

Tax Parcel Number(s): P64492 / 3884-000-009-0006

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

**20184843**

**OCT 31 2018**

Amount Paid \$ **6,144.<sup>22</sup>**  
Skagit Co. Treasurer  
By *mdm* Deputy

## STATUTORY WARRANTY DEED

(continued)

Dated: October 22, 2018

Kathleen M. Kuba  
Kathleen M. Kuba

State of WashingtonCounty of Skagit

I certify that I know or have satisfactory evidence that

Kathleen M. Kuba

(s) 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/her/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: October 29, 2018

Kathryn A. Freeman  
Name: Kathryn A. Freeman  
Notary Public in and for the State of WA  
Residing at: Shokomish CO  
My appointment expires: 9-01-2022

Notary Public  
State of Washington  
Kathryn A Freeman  
Commission No. 149913  
My Commission Expires 09-01-2022

**EXHIBIT "A"**  
Exceptions

1. Restrictive covenants contained in Deed from Frank E. Lind and Genevieve I. Lind, husband and wife, to Clayton Halgren and Avil Halgren, husband and wife including the terms, covenants and provisions thereof

Recording Date: July 28, 1950  
Recording No.: 448873

No old structures shall be moved onto or transferred to the premises. The use of said premises shall be restricted and limited to residential purposes and no commercial structure shall be erected thereon. Any residential structure erected or placed on said premises shall have not less than 900 square feet on the ground level, exclusive of garage or other outbuildings, and such structure shall be equipped with modern plumbing. No privy or outside toilet shall be permitted on the premises, and sewage disposal on the said premises shall be such so as to meet all requirements of the County and State Health Departments. Any structure, residential, garages or other buildings used in connection with the residence, erected or placed so that no part thereof shall be closer than 30 feet to the nearest public road right of way line.

These restrictions shall be applicable to the whole of these premises and in the event of a division of the premises, then these restrictions shall be applicable to all of the portions thereof so divided.

2. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;

Recorded: April 5, 1955  
Auditor's No(s): 515686, records of Skagit County, Washington  
Executed By: Murray A. Conn and Gladys E. Conn, husband and wife; Melvin E. Anderson and Iris M. Anderson, husband and wife; and Grant LaMothe and Loraine M. LaMothe, husband and wife

3. Title Notification, Special Flood Hazard Area including the terms, covenants and provisions thereof

Recording Date: September 25, 2001  
Recording No.: 200109250012

4. Title Notification, Property is adjacent to designated Natural Resource Lands including the terms, covenants and provisions thereof

Recording Date: September 25, 2001  
Recording No.: 200109250013

**EXHIBIT "A"**

Exceptions  
(continued)

5. Accessory Dwelling Unit including the terms, covenants and provisions thereof

Recording Date: November 2, 2012  
Recording No.: 201211020061