

When recorded return to:
Robert Vaughan LaCount and Stacy LaCount
6313 Dennis Lane
Sedro Woolley, WA 98284



201811020064

11/02/2018 01:22 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.: 620036237

CHICAGO TITLE
620036237

STATUTORY WARRANTY DEED

THE GRANTOR(S) Derek M. Allen and Jodie Allen, husband and wife
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Robert Vaughan LaCount and Stacy LaCount, a married
couple

the following described real estate, situated in the County of Skagit, State of Washington:
Lot 2, "CASCADE VISTA PARK," as per plat recorded in Volume 9 of Plats, pages 113 and 114,
records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

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

Tax Parcel Number(s): P76362,

Subject to:

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


SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

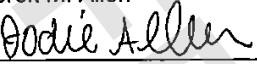
20184882
NOV 02 2018

Amount Paid \$ 9022.00
Skagit Co. Treasurer
By *MA* Deputy
WA-CT-FNRV-D2150.620019-620036237

STATUTORY WARRANTY DEED
(continued)

Dated: October 29, 2018




Derek M. Allen


Jodie Allen

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Derek M. Allen and Jodie Allen 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: October 31 2018


Name: Jana K Quinn
Notary Public in and for the State of Washington
Residing at: Arlicaton
My appointment expires 06/29/2019

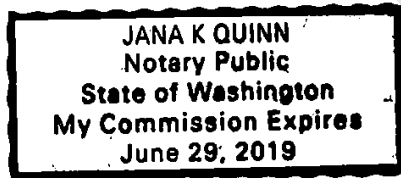


EXHIBIT "A"
Exceptions

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

Granted to: Puget Sound Power & Light Company
Purpose: electric transmission line
Recording Date: November 12, 1925
Recording No.: Volume 138 of Deeds, page 144
2. 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 CASCADE VISTA PARK:

Recording No: 747447
3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by Sedro Woolley.

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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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated September 16, 2018

between Robert Vaughan LaCount Stacy LaCount ("Buyer")
Buyer Buyer

and Derek M Allen Jodie Allen ("Seller")
Seller Seller

concerning 906 Mcgarigle Rd Sedro Woolley WA 98284 (the "Property")
Address City State Zip

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.

Authentisign
Robert Vaughan LaCount 09/16/2018
Seller 12:58:58 PM PDT Date

Authentisign
Derek M Allen 09/16/2018
Seller 1:00:10 PM PDT Date

Authentisign
Stacy LaCount 09/16/2018
Buyer 1:04:46 PM PDT Date

Authentisign
Jodie Allen 09/16/2018
Seller 12:59:09 PM PDT Date