

When recorded return to:
Simeon Brown and Carrie Brown
32947 Hamilton Cemetery Road
Sedro Woolley, WA 98284



201811150078

11/15/2018 03:28 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.: 620036291

CHICAGO TITLE
620036291

STATUTORY WARRANTY DEED

THE GRANTOR(S) Michael Keith Russell, an unmarried man
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Simeon Brown and Carrie Brown, Husband and Wife

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. NE SE, 9-35-6E, W.M.

Tax Parcel Number(s): P40915 / 350609-4-002-0004,

Subject to:

1. City, county or local improvement district assessments, if any.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20185032
NOV 15 2018

Amount Paid \$ 6982.60
Skagit Co. Treasurer
By *BT* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: October 31, 2018

Michael Keith Russell
Michael Keith Russell

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Michael Keith Russell 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: November 2, 2018

Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 03.01.2020

ALYSIA HUDSON
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 03-01-2020

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P40915 / 350609-4-002-0004

The East 264 feet of the West 924 feet of the South Half of the Northeast Quarter of the Southeast Quarter of Section 9, Township 35 North, Range 6 East of the Willamette Meridian;

EXCEPT the South 15 feet thereof deeded to the County for road purposes.

Situated in Skagit County, Washington

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 October 02, 2018

between Simcon Brown Buyer Carrie Brown Buyer ("Buyer")

and Michael Keith Russell Seller ("Seller")

concerning 32947 Hamilton Cemetery Road Address Sedro Woolley City WA 98284 State Zip (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.

Authenti
Simcon Brown 10/02/2018
Date
Buyer 9:57:58 AM PDT

MR 11-2-18
Michael K. Russell 10-3-18
Seller Date

Authenti
Carrie Brown 10/02/2018
Date
Buyer 8:41:03 AM PDT

Seller Date