



201902150051

02/15/2019 01:53 PM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

When recorded return to:

James R. Easterlin
29011 3rd Ave NE
Stanwood, WA 98292

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019508
FEB 15 2019

Amount Paid \$ 8,371.⁰⁰
Skagit Co. Treasurer
By *man* Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620037001

CHICAGO TITLE
020037001

STATUTORY WARRANTY DEED

THE GRANTOR(S) Charles L. Shetler, II and Allison L. Shetler, husband and wife and Dennis Flem, a married man 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 James R. Easterlin, an unmarried person

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

LOT 1, SHORT PLAT 3-88, APPROVED JANUARY 29, 1988 IN VOLUME 8 OF SHORT PLATS, PAGE 16, UNDER RECORDING NO. 8801290022, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Together with a 2007 FLTWD 66 x 13 Mobile Home VIN # 0RFL648A31328BM13

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

Tax Parcel Number(s): P36821/ 350417-3-002-0008,

Subject to:

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

Dated: February 12, 2019

Charles L. Shetler by Dennis Flem as AIT
 Charles L. Shetler, II, by Dennis Flem as
 Attorney in Fact

Allison L. Shetler by Dennis Flem as AIF
 Allison L. Shetler, by Dennis Flem as
 Attorney in Fact

Dennis Flem
 Dennis Flem

Nancy C. Flem
 Nancy Flem

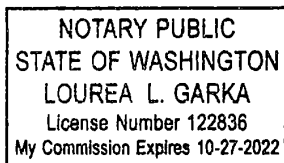
State of wa

County of Skagit

I certify that I know or have satisfactory evidence that

Dennis Flem Nancy Flem
 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/her/their) free and voluntary act
 for the uses and purposes mentioned in this instrument.

Dated: February 14, 2019



Lourea L. Garka
 Name: Lourea L. Garka
 Notary Public in and for the State of wa
 Residing at: Arline
 My appointment expires: 10/27/2022

State of WACounty of SnohomishI certify that I know or have satisfactory evidence that Dennis AFlem

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Attorney in Fact of Charles L. Shetler, II and Allison L. Shetler to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: February 14, 2019

Lourea L. Garka
Name: Lourea L. Garka
Notary Public in and for the State of WA
Residing at: Burlington
My appointment expires: 10/27/2022

NOTARY PUBLIC
STATE OF WASHINGTON
LOUREA L. GARKA
License Number 122836
My Commission Expires 10-27-2022

EXHIBIT "A"

Exceptions

1. 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 Short Plat No. 3-88:

Recording No: 8801290022
2. Terms and conditions for Special Use Permit to allow temporary mobile home

Recording Date: October 2, 1991
Recording No.: 9110020064
3. Notice of On-Site Sewage System Status and the terms and conditions thereof:

Recording Date: November 2, 1992
Recording No.: 9211020118
4. Title Notification and the terms and conditions thereof:

Recording Date: December 15, 2005
Recording No.: 200512150027
Regarding: Designated natural resource lands
5. Title Notification - Special Flood Hazard Area and the terms and conditions thereof:

Recording Date: December 15, 2005
Recording No.: 200512150028
6. Skagit County Planning and Development Services Findings of Fact and the terms and conditions thereof:

Recording Date: January 3, 2006
Recording No.: 200601030149
Regarding: Placement of manufactured home on parcel of property with an existing residence
7. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated December 30, 2018
between James R. Easterlin ("Buyer")
Buyer
and Charles & Alison Shetler II Dennis Flem ("Seller")
Seller
concerning 8743 Green Road Burlington WA 98233 (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
James R. Easterlin 12/31/2018
Buyer 7:58:40 AM PST Date

Buyer Date

Authentisign
Charles Shetler II 01/01/2019
1/1/2019 1:20:45 PM PST Seller Date

Authentisign
Allison Shetler 01/01/2019
1/1/2019 1:25:31 PM PST Seller Date

Authentisign
Dennis Flem 01/01/2019
1/1/2019 1:23:32 PM PST Seller Date