

When recorded return to:
Mark P. Willner and Maria L. Willner
15107 Bridgeway Drive
Anacortes, WA 98221

201905310030
05/31/2019 10:10 AM 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.: 620038278

CHICAGO TITLE
620038278

STATUTORY WARRANTY DEED

THE GRANTOR(S) Maria Teresa Trull, 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 Mark P. Willner and Maria L. Willner Trustees of the Mark P. Willner and Maria L. Willner Family Trust dated October 2, 2007

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

Lot 3 of Skagit County Short Plat No. SPT 90-054 as approved March 29, 1993, and recorded March 30, 1993, in Volume 10 of short plats, page 177, under Auditor's File No. 9303300011, records of Skagit County, Washington; being a portion of the Northeast quarter of the Northeast quarter of Section 24, Township 34 North, Range 1 East of the Willamette Meridian.

Situate in Skagit County, Washington.

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

Tax Parcel Number(s): P103389 / 340124-1-004-0201

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20192065
MAY 31 2019

Amount Paid \$ 12465.00
Skagit Co. Treasurer

By M6 Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 21, 2019

Maria T. Trull
Maria Teresa Trull

State of Washington
County of Skaagit

I certify that I know or have satisfactory evidence that Maria Teresa Trull

(s)are the person~~(s)~~ who appeared before me, and said person~~(s)~~ acknowledged that
(he~~(s)~~/she~~(s)~~/they) signed this of instrument and acknowledged it to be (his~~(s)~~/her~~(s)~~/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: May 30, 2019

Martin E. Lehr
Name: Martin E. Lehr
Notary Public in and for the State of WA
Residing at: La Conner
My appointment expires: 2-9-23

EXHIBIT "A"
Exceptions

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

Granted to: Earl B. Rodgers and Teresa A. Rodgers, their successors and assigns,
etal
Purpose: Road and/or trail and appurtenant rights
Recording Date: August 2, 1961 and April 28, 1970
Recording No.: 610686 and 738392

The exact location and extent of said easement is not disclosed of record.

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

Granted to: John Freeto and Susan Freeto, their successors and assigns
Purpose: Roadway and utilities and appurtenant rights
Recording Date: March 27, 1979
Recording No.: 7903270082

The exact location and extent of said easement is not disclosed of record.

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

Granted to: Puget Sound Power and Light Company
Purpose: Underground electric transmission and/or distribution system and
appurtenances thereto
Recording Date: April 30, 1993
Recording No.: 9304300061

4. 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 Skagit County Short Plat No. SPT 90-054:

Recording No: 9303300011

5. Covenants, conditions, assessments, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said

EXHIBIT "A"Exceptions
(continued)

covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: October 18, 1994
Recording No.: 9410180080

6. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: July 11, 2012
Recording No.: 201207110074

7. Service Contract, including the terms, covenants and provisions thereof;

Recording Date: April 26, 1999
Recording No.: 9904260026

8. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: July 11, 2012
Recording No.: 201207110074
Matters shown: Landscaping and driveway

9. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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