

When recorded return to:
Michael L. Ulrich and Deborah M. Ulrich
775 Pettit Street
Hamilton, WA 98255



201907110036

07/11/2019 11:39 AM Pages: 1 of 3 Fees: \$103.50
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620039015

CHICAGO TITLE
620039015

STATUTORY WARRANTY DEED

THE GRANTOR(S) Sabrina Linman, an unmarried person, as her 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 Michael L. Ulrich and Deborah M. Ulrich, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
Lots 15, 16, 17 and 18, Block 23, THE HAMILTON TOWNSITE COMPANY'S SECOND
ADDITION TO THE TOWN OF HAMILTON, SKAGIT COUNTY, WASHINGTON, according to the
plat thereof, recorded in Volume 2 of Plats, page 60, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

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

Tax Parcel Number(s): P73727 / 4113-023-018-0008

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2019 2863
JUL 11 2019

Amount Paid \$ 3,689.60
Skagit Co. Treasurer
By *mdm* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 8, 2019

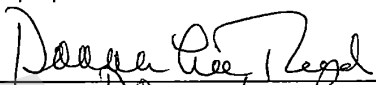
X 

Sabrina Linman

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Sabrina Linman is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 7/10/19


Name: Donna Lee Reed
Notary Public in and for the State of Washington
Residing at: Marysville, WA
My appointment expires: 10/1/2019

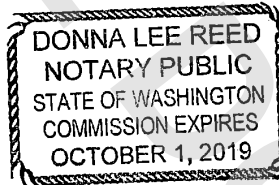


EXHIBIT "A"

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 the Hamilton Townsite Company's Second Addition to the Town of Hamilton:

Recording No: Volume 2, Page 60

2. 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."

3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by City of Hamilton.