

When recorded return to:
Kenneth J. Stanfill and Mary E. Stanfill
1711 Cherie Lane
Mount Vernon, WA 98274



201907120091

07/12/2019 02:03 PM Pages: 1 of 4 Fees: \$104.50
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620038287

CHICAGO TITLE

U20038287

STATUTORY WARRANTY DEED

THE GRANTOR(S) Lois M. Tinsley, an unmarried woman

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Kenneth J. Stanfill and Mary E. Stanfill, a married couple

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

Lot 5, LIDELL ADDITION, as per plat recorded in Volume 11 of Plats, page 9, Records of Skagit County.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P78702 / 4223-000-005-0008

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019 2893
JUL 12 2019

Amount Paid \$ 6,413.⁰⁰
Skagit Co. Treasurer
By *man* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: July 9, 2019

Lois M. Tinsley by Christina Henley her attorney in fact
Lois M. Tinsley by Christina Henley her attorney in fact

State of Washington
County of King

I certify that I know or have satisfactory evidence that Christina Henley is 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 Power of Attorney of Lois M. Tinsley to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 7.9.2019

Name: Christiane S Pieper
Notary Public in and for the State of Washington
Residing at: Tacoma
My appointment expires: 02-02-2023

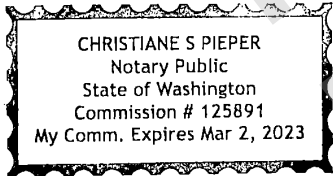


EXHIBIT "A"
Exceptions

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 LIDELL ADDITION :

Recording No: 813994

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

Granted to: Public Utility District No. 1 of Skagit County
Purpose: Water system
Recording Date: July 11, 1975
Recording No.: 820437

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

Granted to: Public Utility District No. 1 of Skagit County
Purpose: Utilities
Recording Date: July 11, 1975
Recording No.: 820438

4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by Mount Vernon.

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 June 02, 2019
between Kenneth J. Stanfill Mary E. Stanfill ("Buyer")
Buyer Buyer
and Calvin Tinsley Christina Henley ("Seller")
Seller Seller
concerning 1711 Cherie Lane Mount Vernon WA 98273 (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.

Kenneth J. Stanfill 6-2-19
Buyer Date

Christina Henley 06/03/2019
Authenticating Agent Date
Signed 06/03/2019 9:28:57 PM PDT

Mary E. Stanfill 6-2-19
Buyer Date

Christina Henley
Seller Date