

**When recorded return to:**  
Tori Wyman and Seth Wyman  
5024 Robinwood Lane  
Bow, WA 98232

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2019-3539  
Aug 21 2019  
Amount Paid \$6502.00  
Skagit County Treasurer  
By Marilyn Martich Deputy

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620039446

**CHICAGO TITLE**  
**020039446**

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Stennar Thorson and Crystal Thorson, a married couple  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Tori Wyman and Seth Wyman, a married couple

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.)

Lts. 1 to 3, SHORT CARD NO. PL-13-0203, AFN 201310220020, Revision of Lts. 1 to 3, SPL NO.  
PL01-0261, AFN 200410120174, Skagit County, Wa. (NW¼ NE¼ Sect. 35-36N-3E)

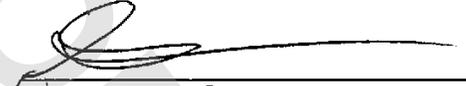
Tax Parcel Number(s): P48695 / 360335-1-006-0006, P122127 / 360335-1-006-0100, P122128 /  
360335-1-006-0200

Subject to:

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

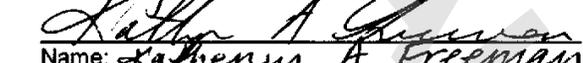
**STATUTORY WARRANTY DEED**  
(continued)

Dated: August 14, 2019

  
\_\_\_\_\_  
Stennar Thorson  
  
\_\_\_\_\_  
Crystal Thorson

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Stennar Thorson and Crystal Thorson are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: August 20, 2019  
  
\_\_\_\_\_  
Name: Kathryn A Freeman  
Notary Public in and for the State of WA  
Residing at: Snohomish co  
My appointment expires: 9-01-2022

Notary Public  
State of Washington  
Katheryn A Freeman  
Commission No. 149913  
My Commission Expires 09-01-2022

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P48695 / 360335-1-006-0006, P122127 / 360335-1-006-0100 and P122128 / 360335-1-006-0200**

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Lots 1, 2 and 3, SKAGIT COUNTY SHORT CARD NO. PL-13-0203, recorded October 22, 2013, under Auditor's File No. 201310220020, being a revision of Lots 1, 2 and 3 of SKAGIT COUNTY SHORT PLAT NO. PL01-0261, approved October 7, 2004 and recorded October 12, 2004, under Auditor's File No. 200410120174, records of Skagit County, Washington; being a portion of the Southwest Quarter of the Northeast Quarter and the Northwest Quarter of the Northeast Quarter in Section 35, Township 36 North, Range 3 East, W.M.

Situate in the County of Skagit, State of Washington.

**EXHIBIT "B"**  
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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. PL01-0261:

Recording No: 200410120174

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

Granted to: Puget Sound Energy, Inc., a Washington corporation  
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances  
Recording Date: March 8, 2004  
Recording No.: 200403080172

3. Plat Lot of Record Certification

Recording Date: February 23, 2006  
Recording No.: 200610240121  
Affects: Lot 3

4. Plat Lot of Record Certification

Recording Date: August 14, 2012  
Recording No.: 201208140044  
Affects: Lot 1

5. Plat Lot of Record Certification

Recording Date: August 14, 2012  
Recording No.: 201208140045  
Affects: Lot 2

6. 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,

**EXHIBIT "B"**  
Exceptions  
(continued)

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 CARD NO. PL-13-0203:

Recording No: 201310220020

7. Plat Lot of Record Certification

Recording Date: October 22, 2013  
Recording No.: 201310220021  
Affects: Entire Short Card

8. Covenants, conditions, 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 covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: July 29, 2019  
Recording No.: 201907290021

9. 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."

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