

When recorded return to:
Tamara J. Swanson-Toyama
P.O. Box 454
La Conner, WA 98257

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2019-3637
Aug 26 2019
Amount Paid \$10364.60
Skagit County Treasurer
By Marilyn Martich Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

2150 North 107th St., Suite 310
Seattle, WA 98133

CHICAGO TITLE
Q20039065

Escrow No.: 0154356-OC

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jonathan W. Walton and Stacie N. Suttiff, husband and wife
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Tamara J. Swanson-Toyama, a single person

Jane

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

THE SOUTH 440 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF
SECTION 5, TOWNSHIP 33 NORTH, RANGE 3 EAST, W.M., LYING EASTERLY OF THE
COUNTY
ROAD.
EXCEPT THE EAST 621.5 FEET THEREOF.
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): 330305-4-015-0008

Subject to:

Exceptions Set forth on attached exhibit and by this reference made a part hereof as if fully
incorporated herein.

STATUTORY WARRANTY DEED
(continued)

Dated: July 25, 2019



Jonathan W. Walton


Stacie N. Sutliff

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Jonathan W. Walton and Stacie N. Sutliff 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 12, 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
Kathryn A. Freeman
Commission No. 149913
My Commission Expires 09-01-2022

**EXHIBIT A
EXCEPTIONS**

Order No.: 0154356-OC

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 survey:

Recording No: 201010270077

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

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

5. 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."