

When recorded return to:  
Maria Tapia  
1820 Douglas Street  
Mount Vernon, WA 98273

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620039132

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2019-3807

Sep 03 2019

Amount Paid \$6146.00  
Skagit County Treasurer  
By Marissa Guerrero Deputy

CHICAGO TITLE CO.

620039132

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Thomas D. Galama and Maria Mercy Galama, 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 Maria Tapia, a married ~~person~~ <sup>woman</sup> as her separate property

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.)

Lot(s): Z Mount Vernon SHORT PLAT NO. MV-14-94 SW NE 30-34-4

Tax Parcel Number(s): P106728 / 340430-0-283-0807



Subject to:

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

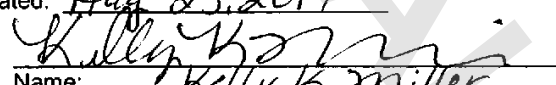
**STATUTORY WARRANTY DEED**

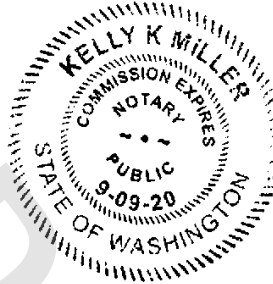
(continued)

Dated: August 23, 2019

  
Thomas D. Galama  
Maria Mercy GalamaState of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Thomas D. Galama and Maria Mercy Galama 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: Aug 23, 2019  
  
Name: Kelly K. Miller  
Notary Public in and for the State of WA  
Residing at: Mount Vernon  
My appointment expires: 9-9-2020



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P106728 / 340430-0-283-0807**

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LOT Z, MOUNT VERNON SHORT PLAT NO. MV-14-94, APPROVED JANUARY 24, 1995, RECORDED JANUARY 24, 1995, IN BOOK 11 OF SHORT PLATS, PAGES 169 AND 170, UNDER AUDITOR'S FILE NO. 9501240035, AND BEING A PORTION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, SECTION 30, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
Exceptions

1. Easement as Disclosed by Short Plats No. 7-88, 4-94 and 5-94 for Utilities affecting the West 7 feet and the South 7 feet of Lot 1 including the terms, covenants and provisions thereof
2. No Protest Agreement including the terms, covenants and provisions thereof  
  
Recording Date: December 29, 1988  
Recording No.: 8812290014
3. 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 MOUNT VERNON SHORT PLAT NO. MV-14-94:  
  
Recording No: 9501240035
4. Variance including the terms, covenants and provisions thereof  
  
Recording Date: January 24, 1995  
Recording No.: 9501240035
5. Quit Claim Deed for Boundary Line Adjustment including the terms, covenants and provisions thereof  
  
Recording Date: January 6, 1995  
Recording No.: 9501060098
6. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
7. Assessments, if any, levied by Mount Vernon.
8. City, county or local improvement district assessments, if any.

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 August 03, 2019  
between Maria Tapia ("Buyer")  
Buyer  
and Thomas D Galama Maria Mercy Galama ("Seller")  
Seller  
concerning 1820 Douglas St 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.

AuthenticSign  
Maria Tapia 08/04/2019  
Buyer: 10:22 AM PDT Date

Buyer Date

Thomas D Galama 4 Aug 19  
Seller Date

Maria Mercy Galama 4 Aug 19  
Seller Date