

When recorded return to:  
Timothy C. Griebel and Kaleigh Griebel  
43610 Scenic River Court  
Concrete, WA 98237

201911060108

11/06/2019 03:07 PM Pages: 1 of 4 Fees: \$106.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20194887  
NOV 06 2019

Amount Paid \$ 6856.22  
Skagit Co. Treasurer  
By 81 Deputy

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620040341

CHICAGO TITLE

620040341

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Donald Leroy Olmstead, Jr. and Darlene Faye Olmstead, 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 Timothy C. Griebel and Kaleigh Griebel, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:  
LOT 21, PLAT OF PRESENTIN RANCH, AS PER PLAT RECORDED AUGUST 9, 2004 UNDER  
AUDITOR'S FILE NO. 200408090115, 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): P121855 / 4839-000-021-0000

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: November 6, 2019



Donald Leroy Olmstead, Jr.

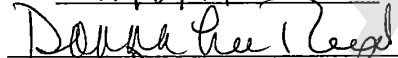
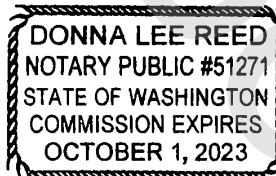


Darlene Faye Olmstead

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Donald Leroy Olmstead and Darlene Faye Olmstead 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: 11/5/19

Name: Donna Lee Reed  
Notary Public in and for the State of Washington  
Residing at: Marysville, WA  
My appointment expires: 10/1/2023

**EXHIBIT "A"**

## Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);  
Recording Date: May 8, 1973  
Recording No.: 784691  
For: Road purposes  
Affects: 60-foot road which exists in said plat
2. Easement, including the terms and conditions thereof, granted by instrument(s);  
  
Recording No.: 784691  
Recording No.: 782728  
For: Road and power line  
Affects: A strip 20-feet in width over and across a portion of said plat
3. Public and private easements, if any, over vacated portion of said premises.
4. Easement, including the terms and conditions thereof, granted by instrument(s);  
  
Recording Date: March 6, 2002  
Recording No.: 200203060096  
In favor of: Puget Sound Power & Light Company  
For: Electric transmission and/or distribution line
5. Easement, including the terms and conditions thereof, granted by instrument(s);  
  
Recording Date: March 6, 2002  
Recording No.: 200203060097  
In favor of: Puget Sound Power & Light Company  
For: Electric transmission and/or distribution line
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, 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 **PLAT OF PRESSENTIN RANCH:**  
  
Recording No: 200408090115
7. 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

**EXHIBIT "A"**Exceptions  
(continued)

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: August 9, 2004  
Recording No.: 200408090116

8. Liens and charges as set forth in the above mentioned declaration,

Payable to: Pressentin Ranch Homeowner's Association

9. Plat Lot of Record Certification

Recording Date: March 3, 2006  
Recording No.: 200603030121

10. Title Notification - Special Flood Hazard Area

Recording Date: April 24, 2006  
Recording No.: 200604240143

11. 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."

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

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