

When recorded return to:
Wilma Jayne Lovvorn
4714 Yorkshire Drive
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-5040

Nov 19 2019

Amount Paid \$3298.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620040537

CHICAGO TITLE
020040537

STATUTORY WARRANTY DEED

THE GRANTOR(S) Karen Ste. Marie, 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 Wilma Jayne Lovvorn, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 69, SKYLINE NO. 6, AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 64
THROUGH 67A, INCLUSIVE, 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): P59465 / 3822-000-069-0008

Subject to:

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

STATUTORY WARRANTY DEED

(continued)

Dated: November 15, 2019

Karen Ste. Marie
Karen Ste. Marie

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Karen Ste. Marie is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 15 2019

Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of Washington
Residing at: Arington
My appointment expires: 03 01 2020

ALYSIA HUDSON
STATE OF WASHINGTON
NOTARY -- PUBLIC
My Commission Expires 03-01-2020

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 Skyline No. 6, recorded in Volume 9 of Plats, Pages 64 through 67A:

Recording No: 721494

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

Granted to: Port of Anacortes
Purpose: Free and unobstructed passage of aircraft
Recording Date: January 20, 1972
Recording No.: 763225

Said instrument is a correction of Avigation Easement;

Recording Date: October 19, 1969
Recording No.: 732442

3. Covenants, conditions, assessments, 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: December 23, 1968
Recording No.: 721698

Modification(s) of said covenants, conditions and restrictions

Recording Date: December 9, 1968
Recording No.: 8812090002

4. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Skyline Beach Club, Inc.
Recording Date: December 23, 1968
Recording No.: 721698

EXHIBIT "A"Exceptions
(continued)

5. Bylaws Skyline Beach Club including the terms, covenants and provisions thereof

Recording Date: July 28, 2009
Recording No.: 200907280031

And amended by

Recording No. 201308290044
Recording No. 201812210006

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 Skyline Beach Club, Inc..
8. Assessments, if any, levied by City of Anacortes.
9. 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 October 16, 2019
 between Wilma Jayne Lovvorn ("Buyer")
Buyer Buyer
 and Karen Ste Marie ("Seller")
Seller Seller
 concerning 4714 Yorkshire Drive Anacortes WA 98221 (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.

<u>Wilma Jayne Lovvorn</u>	<u>10.16.19</u>	Authenticity	<u>10/30/2019</u>
Buyer	Date	<u>Karen Ste Marie</u>	Date
		<small>10/30/2019 1:27:39 PM PDT</small>	
_____ Buyer	_____ Date	_____ Seller	_____ Date