

**When recorded return to:**  
Christine Davis and Eric S. Davis  
1913 27th Place  
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2020-707

Feb 26 2020

Amount Paid \$11387.00

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.: 620041132

**CHICAGO TITLE**

620041132

### **STATUTORY WARRANTY DEED**

THE GRANTOR(S) Michael J. Reichardt and Julie A. Reichardt, 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 Eric S. Davis and Christine M. Davis, Husband and Wife

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

LOT 10, PLAT OF PLEASANT VIEW, AS PER PLAT RECORDED ON MARCH 23, 2005, UNDER  
AUDITOR'S FILE NO. 200503230134, 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): P122592 / 4853-000-010-0000

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: February 11, 2020

X *Michael J. Reichardt*

Michael J. Reichardt

X *Julie A. Reichardt*

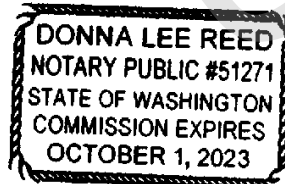
Julie A. Reichardt

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Michael J. Reichardt and Julie A. Reichardt 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: 2/20/2020

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



**EXHIBIT "A"**  
**Exceptions**

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  

In favor of:	Puget Sound Power & Light Company
Purpose:	Underground electric system, together with necessary appurtenances
Recording Date:	July 26, 2004
Recording No.:	200407260155
Affects:	Said premises and other property
2. 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 Pleasant View:  
  
Recording No: 200503230134
3. Covenants, conditions and restrictions 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 22, 2005  
Recording No.: 200507220109
4. Ordinance No. 2883  
  
Recording Date: October 25, 2012  
Recording No.: 201210250009
5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
6. Assessments, if any, levied by City of Anacortes.
7. 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 01/02/2020  
between Eric Davis Christine Davis ("Buyer")  
Buyer Buyer  
and Michael J Reichardt Julie A Reichardt ("Seller")  
Seller Seller  
concerning 1913 27th Place 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.

Authentic  
Eric Davis 01/02/2020  
Buyer 1/2/2020 4:23:48 PM PST Date

Authentic  
Christine Davis 01/02/2020  
Buyer 1/2/2020 4:31:33 PM PST Date

Authentic  
Michael J Reichardt 12/30/2019  
Seller 12/30/2019 4:03:44 PM PST Date

Authentic  
Julie A Reichardt 12/30/2019  
Seller 12/30/2019 4:02:12 PM PST Date