

When recorded return to:

Daniel Adrian Iddins  
5918 Ershig Road  
Bow, WA 98232

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2020-966  
Mar 16 2020  
Amount Paid \$297.00  
Skagit County Treasurer  
By Marissa Guerrero Deputy

4 PAGES DOOR ORIGINAL

**STATUTORY WARRANTY DEED**

20-4650

THE GRANTOR(S) Jill McLaughlin, an unmarried woman, 2522 Old Highway 99 South Road, Space #4, Mount Vernon, WA 98273,

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to Daniel Adrian Iddins, a married man as his separate property,


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

Lot B-78, "LAKE TYEE DIVISION NO. IIP", as per plat recorded in Volume 11 of Plats, pages 68 through 74, inclusive, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "A" attached hereto

Tax Parcel Number(s): P79963/4357-002-078-0004

Dated: 3.16.2020

  
Jill McLaughlin

STATE OF WASHINGTON  
COUNTY OF SKAGIT

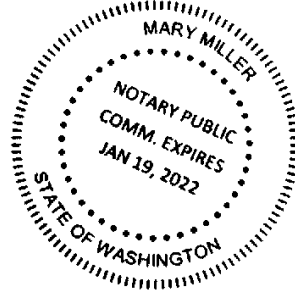
I certify that I know or have satisfactory evidence that Jill McLaughlin is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 16<sup>th</sup> day of March, 2020

Mary Miller  
Signature

Notary Public  
Title

My appointment expires: 01-19-2022



**EXHIBIT A**  
20-4650-MM

1. Declaration of charges, assessments and liens as recorded in instrument dated June 7, 1977 and recorded June 7, 1977 under Auditor's File No. 857759

2. B. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES, AS DISCLOSED IN INSTRUMENT:

For: Utilities

In Favor Of: Present and future owners in Plat

Disclosed: In instrument recorded June 7, 1977 under Auditor's File No. 857760

Affects: That portion of each lot within said Plat, which is within 5 feet of the boundary line thereof

3. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR

DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Lake Tye Division No. III  
Recorded: June 7, 1977  
Auditor's No.: 857758 (Vol. 11 of Plats, pages 68-74, inclusive)

4. PROTECTIVE COVENANTS AN OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: June 2, 1977

Recorded: June 7, 1977

Auditor's No.: 857761

Executed By: Lands-West, Inc., a Washington corporation

AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: July 28, 1977

Recorded: August 3, 1977

Auditor's No.: 861972

Executed By: Lands-West, Inc., a Washington corporation

AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: June 25, 1979

Recorded: June 27, 1979

Auditor's No.: 7906270014

Executed By: Lands-West, Inc.

AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: June 25, 1986

Recorded: June 30, 1986

Auditor's No.: 8606300021

Executed By: Robert S. Rogers and Gloria D. Rogers, d/b/a Lake Tye Company

Statutory Warranty Deed  
LPB 10-05

Order No.: 20-4650-MM

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AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: June 10, 1987

Recorded: June 12, 1987

Auditor's No.: 8706120018

Executed By: Robert S. Rogers and Gloria D. Rogers, d/b/a Lake Tyee Company

AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: September 20, 1996

Recorded: September 24, 1996

Auditor's No.: 9609240021

Executed By: Lands West, Inc. and Robert S. Rogers and Gloria D. Rogers, dba Lake Tyee Company

AMENDMENT TO DECLARATION OF PROTECTIVE RESTRICTIONS AND LIMITATIONS:

Dated: December 4, 1995

Recorded: March 6, 1996

Auditor's No.: 9603060005

Executed By: Robert S. Rogers and Gloria D. Rogers, dba Lake Tyee Company

5. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES, AS DISCLOSED IN INSTRUMENT:

For: Electric transmission line

In Favor Of: Puget Sound Power & Light Company

Disclosed: Metzger Map of Skagit County

Affects: Exact width and location is not disclosed on the record.

6. Any tax, fee, assessments or charges as may be levied by Lake Tyee Inc..