

When recorded return to:

Jean M. Bell
Bell Family Survivors Trust (Trust A) under trust
instrument dated October 1, 1996
5114 Castle Court
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-1580

May 06 2020

Amount Paid \$16905.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Filed for record at the request of:

**CHICAGO TITLE**
COMPANY OF WASHINGTON425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620042035

CHICAGO TITLE
620042035**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Charles E. Harris and Helen Harris, Trustees of the Harris Family Trust Dated
November 22, 1993

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Jean M. Bell, Trustee of the Bell Family Survivors Trust (Trust
A) under trust instrument dated October 1, 1996 as to an undivided (1/2 interest) and Lizabeth L.
Meeks and Larry D. Blevins, wife and husband as to an undivided (1/2 interest), as tenants in Common

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

LOT 72, "SKYLINE NO. 8." ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 9
OF PLATS, PAGES 72, 73, AND 74, 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): P59729 / 3824-000-072-0001

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: April 14, 2020

Harris Family Trust Dated November 22, 1993

BY: Charles E. Harris, Trustee
Charles E. Harris
Trustee

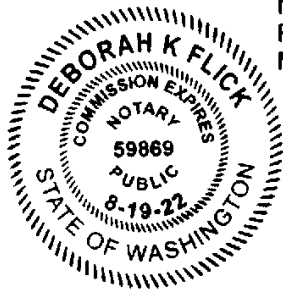
BY: Helen Harris
Helen Harris
Trustee

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Charles E Harris and Helen Harris

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Trustee of Harris Family Trust dated November 22, 1993 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 1, 2020



Deborah K. Flick
Name: Deborah K. Flick
Notary Public in and for the State of WA
Residing at: Bellevue
My appointment expires: 8/19/22

EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 DIVISION NO. 8:**

Recording No: 724829

2. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;
Recorded: June 14, 2005
Recording No.: 200506140087, records of Skagit County, Washington
Executed By: Skyline Associates, a limited partnership, Harry Davidson, general partner

This instrument supersedes those instruments recorded under Recording No.: 725295 and Recording No.: 200403300140, records of Skagit County, Washington

3. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise) disclosed by instrument;
Recorded: January 31, 1971
Recording No.: 747709, records of Skagit County, Washington
Imposed By: Skyline Beach Club, Inc.
4. Bylaws including the terms, covenants and provisions thereof

Recording Date: July 28, 2019
Recording No.: 200907280031

Recording Date: August 29, 2013
Recording No.: 201308290044

Recording Date: December 21, 2018
Recording No.: 201812210006
5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
6. City, county or local improvement district assessments, if any.

EXHIBIT "A"

**Exceptions
(continued)**

7. Assessments, if any, levied by City of Anacortes.
8. Assessments, if any, levied by Skyline Beach Club, Inc..

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 March 20, 2020

between Bell Family Survivors Trust A ("Buyer")

and Harris Family Trust ("Seller")
Dated November 22, 1993

concerning 5114 Castle Court 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.

Authenticated
Jean M. Bell, Trustee 03/20/2020
Buyer Date
3/20/2020 12:17:35 PM PDT

Buyer Date

Authenticated
Charles Harris, Trustee 03/21/2020
Seller Date
3/21/2020 6:01:22 PM PDT

Authenticated
Helen Harris, Trustee 03/21/2020
Seller Date
3/21/2020 6:05:40 PM PDT