

When recorded return to:Barbara J. Johnson
17165 Zoya Drive
Mount Vernon, WA 98274SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-2301

Jun 25 2020

Amount Paid \$749.00
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.: 620041257

CHICAGO TITLE
620041257**BARGAIN AND SALE DEED****THE GRANTOR(S)**

Kenneth D. Lund and Laurie M. Lund-Gonzales and Peter Lund and Jennifer Lund, each as their separate estate

for and in consideration of Forty-Six Thousand Five Hundred And No/100 Dollars (\$46,500.00) in hand paid, bargains, sells, and conveys to

Barbara J. Johnson, an unmarried person

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

Lot 9, Block 2, LAKE CAVANAUGH SUBDIVISION 3, according to the plat thereof, recorded in Volume 6 of Plats, pages 25 through 31, records of Skagit County, Washington.

Situated in Skagit County, Washington

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P66960 / 3939-002-009-0007

Subject to:

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

Dated: June 18, 2020

Kenneth D. Lund by Peter Lund his attorney in fact

Laurie M. Lund-Gonzales by Peter Lund, her attorney in fact

Peter Lund

Jennifer Lund by Peter Lund, her attorney in fact

BARGAIN AND SALE DEED
(continued)State of CaliforniaCounty of Los Angeles

I certify that I know or have satisfactory evidence that Peter Lund is the person who appeared before me, and said person acknowledged that he/she signed this instrument for self and as Attorney in Fact for Kenneth Lund and Jennifer Lund and Laurie Lund-Gonzalez acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

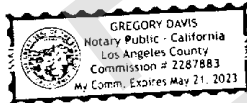
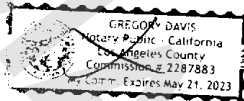
Dated: June 20, 2020Name: Gregory DavisNotary Public in and for the State of CaliforniaResiding at: 2235 E. Washington Pasadena 91104My appointment expires: May 21, 2023

EXHIBIT "A"
Exceptions

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

Granted to: State Division of Forestry
Purpose: Road for forest protection purposes
Recording Date: October 17, 1938
Recording No.: 306699
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 LAKE CAVANAUGH SUB DIV 3:

Recording No: 420716
3. Agreement regarding Logging practices including the terms, covenants and provisions thereof

Recording Date: June 1, 1945
Recording No.: 380724
4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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 June 04, 2020
between Barbara J. Johnson ("Buyer")
Buyer K. Lund J. Lund P. Lund L. Lund Gonzales ("Seller")
Seller 00 South Shore Drive Mount Vernon WA 98274 (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.

Authentication
Barbara J. Johnson 06/04/2020
Buyer 06/04/2020 4:56:09 PM PDT Date

Authentication
Peter Lund POA 06/04/2020
Seller 06/04/2020 6:36:01 PM PDT Date

Buyer Date

Seller Date