

**When recorded return to:**  
Donald Marlow and Andrea Marlow  
824 Orth Way  
Sedro Woolley, WA 98284

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620044757

**CHICAGO TITLE**  
**020044757**

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Jared W.R. Couch, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Donald Marlow and Andrea Marlow, a married couple

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

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

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

Unit(S): PTN. LT 1, MADLUNG-KIRKPATRICK

Tax Parcel Number(s): P81603 / 4408-000-001-0009

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX


Affidavit No. 2020-4439

Oct 26 2020

Amount Paid \$7357.00  
Skagit County Treasurer  
By Bridget Ibarra Deputy

**STATUTORY WARRANTY DEED**  
(continued)

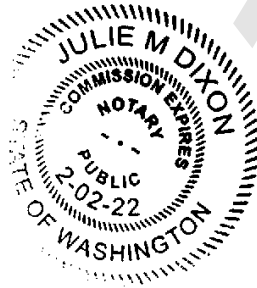
Dated: October 19, 2020

  
\_\_\_\_\_  
Jared W.R. Couch

State of Washington  
County of Skaagit

I certify that I know or have satisfactory evidence that  
Jared W.R. Couch  
\_\_\_\_\_  
is/are the person(s) who appeared before me, and said person(s) acknowledged that  
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: 10/22/2020



Julie M Dixon  
\_\_\_\_\_  
Name: Julie M Dixon  
\_\_\_\_\_  
Notary Public in and for the State of Wash  
\_\_\_\_\_  
Residing at: Cameron Island  
\_\_\_\_\_  
My appointment expires: 2/2/2022

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P81603 / 4408-000-001-0009**

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Lot 1, MADLUNG-KIRKPATRICK PLAT, according to the plat thereof recorded in Volume 12 of Plats, page 75, records of Skagit County, Washington;

TOGETHER WITH that portion of the North Half of the North Half of the Southeast Quarter of the Southeast Quarter of Section 13, Township 35 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Northwest corner of Lot 1, Madlung-Kirkpatrick Plat, according to the plat thereof recorded in Volume 12 of Plats, page 75, records of Skagit County, Washington;  
thence North 02°52'14" East along the Northerly projection of the West line of said Lot 1 a distance of .95 feet to the North line of said plat as monumented on the ground;  
thence East along said monumented line to a point on the West line of Township Street which is a distance of .95 feet North of the Northeast corner thereof;  
thence South 01°56'00" East a distance of .95 feet to the Northeast corner of said Lot 1;  
thence West to the point of beginning.

For the purpose of this description, the North line of the Madlung-Kirkpatrick Plat, according to the plat thereof recorded in Volume 12 of Plats, page 75, records of Skagit County, Washington, is taken to be coincident with the South line of the North Half of the North Half of the Southeast Quarter of the Southeast Quarter of Section 13, Township 35 North, Range 4 East of the Willamette Meridian

Situate in the County of Skagit, State of Washington.

**EXHIBIT "B"**  
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 Madlung-Kirkpatrick Plat:

Recording No: 7909110044

2. 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: September 17, 1979

Recording No.: 7909170057

3. 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."

4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
5. Assessments, if any, levied by Sedro Woolley.

**EXHIBIT "B"**  
Exceptions  
(continued)

6. City, county or local improvement district assessments, if any.