

When recorded return to:
Ellen L. Fitch
13930 130th Ct NE
Kirkland, WA 98034

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-5628
Dec 31 2020
Amount Paid \$6565.00
Skagit County Treasurer
By Bridget Ibarra Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620045037

Escrow No.: 620045037

STATUTORY WARRANTY DEED

THE GRANTOR(S) Adrienne R. Elder, 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 Ellen L. Fitch, an unmarried person

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

LOT 9, BLOCK 2, "HOLIDAY HIDEAWAY NO. 1", AS PER PLAT RECORDED IN VOLUME 8 OF
PLATS, PAGES 36 THROUGH 42, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR UTILITIES, WATER, ELECTRIC AND
OTHER, OVER AND ACROSS THE NORTHERLY 5 FEET OF LOT 18, ADJOINING THE
SOUTHERLY BOUNDARY OF LOT 17.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P65739 / 3926-002-009-0002

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: December 29, 2020

Adrienne R. Elder by Wendy L. Rudder, Her attorney in fact
Adrienne R. Elder by Wendy L. Rudder, Her Attorney in Fact

State of Oregon
County of Coos

I certify that I know or have satisfactory evidence that Adrienne R. Elder by Wendy L. Rudder Her attorney in fact
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: 12.29.2020

B Kraft
Name: Brenda Kraft
Notary Public in and for the State of Oregon
Residing at: 40946 Camanche Ln, West Bay, Or. 9742
My appointment expires: 3-18-2024

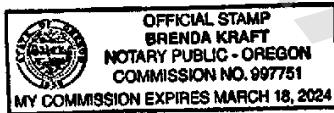


EXHIBIT "A"**Exceptions**

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 Holiday Hideaway No. 1:

Recording No: 625483

2. Covenants, conditions, restrictions and easements 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: October 29, 1968

Recording No.: 741832

3. Any covenants, unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), as provided for under Washington law and in instrument set forth below:

Imposed by: Guemes Island Water Service

Recording Date: February 23, 1989

Recording No.: 8902230048

4. 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: Electric transmission and distribution

Recording Date: April 6, 1990

Recording No.: 9004060012

5. Conditional Agreement Sand Filter Sewage System Installation and the terms and conditions thereof:

Recording Date: July 30, 1990

Recording No.: 9007300066

6. Skagit County Permit Center Lot Certification and the terms and conditions thereof:

Recording Date: May 26, 1995

EXHIBIT "A"**Exceptions
(continued)**

Recording No.: 9505260086

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

Granted to: Square Harbor Development Corporation
 Purpose: Drain field
 Recording Date: October 26, 1995
 Recording No.: 9510260049

8. Mitigation Plan Public Water System Wellhead Protection Area and the terms and conditions thereof:

Recording Date: August 2, 1999
 Recording No.: 9908020004

9. Waiver and Covenant Not To Sue and the terms and conditions thereof:

Recording Date: October 19, 1999
 Recording No.: 9910190010

10. 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 Survey:

Recording No.: 200903100011

11. Bylaws of Holiday Hideaway Association and the terms and conditions thereof:

Recording Date: March 24, 2015
 Recording No.: 201503240074

12. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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

14. Assessments, if any, levied by Guemes Island Beach Club.

15. Assessments, if any, levied by Guemes Island Water Co., Inc..

16. Assessments, if any, levied by Holiday Hideaway Water Company.

EXHIBIT "A"

**Exceptions
(continued)**

17. **Assessments, if any, levied by Holiday Hideaway Association.**