

When recorded return to:
Michael Paul Fagan and Angela Mae Fagan
P.O. Box 477
Concrete, WA 98237

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-209
Jan 15 2021
Amount Paid \$5845.00
Skagit County Treasurer
By Chelsea Stalcup Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
020045555

Escrow No.: 620045555

STATUTORY WARRANTY DEED

THE GRANTOR(S) Myron L. Forsberg and Donna L. Forsberg, husband and wife
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Michael Paul Fagan and Angela Mae Fagan, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 35, "PRESSENTN CREEK WILDERNESS DIV. NO. 2," AS PER PLAT RECORDED IN
VOLUME 9 OF PLATS. PAGES 38 AND 39, 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): P68148 / 3969-000-035-0002

Subject to:


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

STATUTORY WARRANTY DEED
(continued)

Dated: January 8, 2021



Myron E. Forsberg




Donna L. Forsberg

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Myron L. Forsberg and Donna L. Forsberg are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 13 2021



Name: Janak Quinn
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 06/29/2023

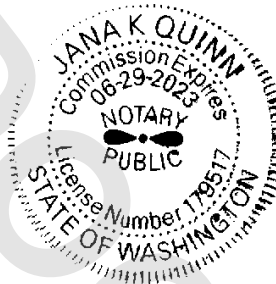


EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: October 3, 1956
Auditor's No(s): 542374, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: Exact location undisclosed on the record

2. Covenants, conditions, and restrictions 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: October 6, 1967
Auditor's No(s): 705351, records of Skagit County, Washington

AMENDED by instrument(s):
Recorded: October 27, 1995
Auditor's No(s): 9510270068, records of Skagit County, Washington

3. 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 PRESENTIN CREEK WILDERNESS DIV. NO. 2:

Recording No: 700558

4. Terms, conditions, and restrictions of that instrument entitled Mitigation Plan Public Water System Wellhead Protection Area;
Recorded: August 6, 2004
Auditor's No(s): 200408060163, records of Skagit County, Washington

5. Terms, conditions, and restrictions of that instrument entitled Title Notification - Development Activities on or Adjacent to Designated Natural Resource Lands;
Recorded: August 6, 2004
Auditor's No(s): 200408060162, records of Skagit County, Washington

6. Terms, conditions, and restrictions of that instrument entitled Title Notification - Waiver of 200' Foot Setbacks for Properties Outside of and Immediately Adjacent to Designated Natural Resource Lands;

EXHIBIT "A"

Exceptions
(continued)

Recorded: August 11, 2004
Auditor's No(s): 200408110096, records of Skagit County, Washington

7. Manufactured Home Affidavit of Affixation and the terms and conditions thereof

Recording Date: May 25, 2005
Recording No.: 200505250055

8. Record of Survey

Recording Date: June 5, 2008
Recording No.: 20080605009

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

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

11. Assessments, if any, levied by Pressentin Creek Community Club, Inc..