

When recorded return to:
Natalie Kathleen Clark and Wendy Lynn Clark
7601 Paddock Trail
Sachse, TX 75048

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-2956
Jun 30 2021
Amount Paid \$22245.00
Skagit County Treasurer
By Heather Beauvais Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620048174

CHICAGO TITLE
620048174

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jerry E. Smith, an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Natalie Kathleen Clark and Wendy Lynn Clark, 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.)

LT 5, "SKYLINE NO. 4"

Tax Parcel Number(s): P59220 / 3820-000-005-0007

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: June 28, 2021



Jerry E. SmithState of Washington
County of SKEGIT

I certify that I know or have satisfactory evidence that

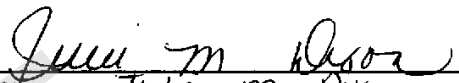
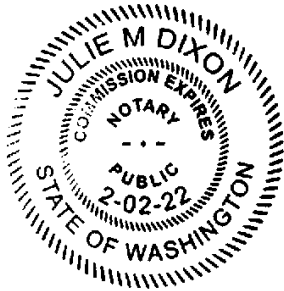
He Jerry E Smith
(s) are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.Dated: 6/29/2021
Name: Julie M Dixon
Notary Public in and for the State of Washington
Residing at: Camano Island
My appointment expires: 2/2/2022

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P59220 / 3820-000-005-0007

LOT 5, "SKYLINE NO. 4," AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGE(S) 61 AND 62, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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 the Plat of Skyline No. 4:

Recording No: 719990

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, 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 in the document

Recording Date: November 22, 1968
Recording No: 720642

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 24, 2005
Recording No.: 200506240110

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

Granted to: Puget Sound Power & Light Company and General Telephone Company of the Northwest
Purpose: Electric telephone service
Recording Date: December 9, 1968
Recording No.: 721184
Affects: Portion of said premises

4. Bylaws of Skyline Beach Club and the terms and conditions thereof:

Recording Date: July 28, 2009
Recording No.: 200907280031

Modification(s) of said By-Law:

Recording Date: August 29, 2013

EXHIBIT "B"Exceptions
(continued)

Recording No.: 201308290044

Modification(s) of said By-Law:

Recording Date: December 21, 2018
Recording No.: 201812210006

Modification(s) of said By-Law:

Recording Date: May 8, 2020
Recording No.: 202005080022

5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
6. Assessments, if any, levied by Anacortes.
7. City, county or local improvement district assessments, if any.