



202112280128

12/28/2021 01:18 PM Pages: 1 of 5 Fees: \$207.50
Skagit County Auditor

When recorded return to:
Alan Dietz and Mary Dietz
613 Wanapum Drive
La Conner, WA 98257

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-5413
DEC 28 2021

Amount Paid \$ 3577.80
Skagit Co. Treasurer
JLB Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620049761

CHICAGO TITLE
020049761

STATUTORY WARRANTY DEED

THE GRANTOR(S) Earl N. Kari and Louise S. Kari, 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 Alan Dietz and Mary Dietz, a married couple

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

The Leasehold Estate affecting the following land created by the instrument herein referred to as the
Lease which is identified as follows:

Dated: July 1, 1975
Recorded: October 19, 1983
Auditor's File No.: 8310190066 Records of Skagit County, Washington
Lessor: Shelter Bay Company, A Washington Corporation
Lessee: Rudolph T. Bernhoft and Phyllis C. Bernhoft, husband and wife
Term: For a period of time terminating on June 30, 2044

Assignment of Leasehold Estate and the terms, provision and conditions thereof:

Recorded: December 28, 2021

Auditors No.: 202112280127

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

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

Lot(s): 613, Shelter Bay Div. 4

Tax Parcel Number(s): P129353 / 5100-004-613-0000, S3302020307

Subject to:

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

STATUTORY WARRANTY DEED

(continued)

Dated: December 8, 2021

Earl N. Kari
Earl N. Kari

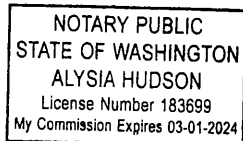
Louise S. Kari
Louise S. Kari

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Earl N. Kari and Louise S. Kari

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: December 20, 2021

Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 03.01.2024

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P129353 / 5100-004-613-0000 and S3302020307

Lot 613, SURVEY OF SHELTER BAY DIV. 4, according to the survey recorded July 8, 1970 in, Volume 48 of Official Records, page 627 through 631, under Auditor's File No. 740962, records of Skagit County, Washington.

Situated in Skagit County, Washington.

EXHIBIT "B"

Exceptions

1. A Lease, or memorandum thereof, including the terms and conditions thereof;
 Dated: July 31, 1969
 Recorded: August 11, 1969
 Recording No.: 729786, records of Skagit County, Washington
 Lessor: The Swinomish Indian Tribal Community, et al
 Lessee: Shelter Bay Company, a Washington corporation
 Affects: Said premises and other property
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 Survey of Shelter Bay, Division No. 4 in Volume 48, Pages 627 through 631:

 Recording No: 740962
3. 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: July 8, 1970
 Recording No.: 740963

Modification(s) of said covenants, conditions and restrictions

Recording No.: 771239
 Recording No.: 8706120006
 Recording No.: 8907070110
 Recording No.: 9107220050 (re-record of Recording No. 9105170025)
 Recording No.: 9107220051 (re-record of Recording No. 9005150058)
 Recording No.: 9205200023
 Recording No.: 9205200024
 Recording No.: 9205200025
 Recording No.: 9406200066
 Recording No.: 9505160046
 Recording No.: 9605140103
 Recording No.: 9705140180
 Recording No.: 9805070092
 Recording No.: 9905070119
 Recording No.: 200005100092
 Recording No.: 200005100093
 Recording No.: 200105090101
 Recording No.: 200205160173
 Recording No.: 200501280090
 Recording No.: 200505190051
 Recording No.: 200505190052
 Recording No.: 200802290010
 Recording No.: 200905050047
 Recording No.: 201105250120
 Recording No.: 201305310138
 Recording No.: 201506230053
 Recording No.: 201607200052
 Recording No.: 201808160044
 Recording No.: 202106170048

4. Assessments or charges and liability to further assessments or charges, including the terms,

EXHIBIT "B"

Exceptions
(continued)

covenants, and provisions thereof, disclosed in instrument:

Recorded: July 8, 1970 and May 16, 1995
Recording No.: 740963
Recording No.: 9505160046
Imposed By: Shelter Bay Community, Inc.

5. Agreement and the terms and conditions thereof:

Between: Shelter Bay Community, Inc. and Shelter Bay Community Division No. 2
Recording Date: February 26, 2009
Recording No.: 200902260127
Providing: Special Assessments

6. Dues, charges and assessments, if any, levied by Shelter Bay Company.

7. Dues, charges, and assessments, if any, levied by Shelter Bay Community, Inc.

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