

**When recorded return to:**  
Harshit Bipinchandra Parikh and Romal Harshit  
Parikh  
818 South 22nd Place  
Mount Vernon, WA 98274

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

3002 Colby Ave., Suite 200  
Everett, WA 98201

**Chicago Title Company**  
**620050921**

Escrow No.: 620050921

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Victoria Whitney, who also appears of record as Victoria Pugsley and Jody Whitney, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Harshit B. Parikh and Romal Harshit Parikh, 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 4, SPRING TREE

Tax Parcel Number(s): P90475 / 4541-000-004-0006

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20221250

Mar 30 2022

Amount Paid \$8628.00  
Skagit County Treasurer  
By Lena Thompson Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: 3/17/2022

Victoria Whitney  
Victoria Whitney

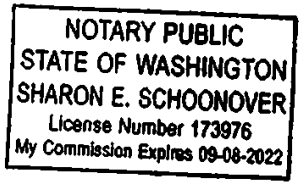
Jody Whitney  
Jody Whitney

State of Washington  
County of Snohomish

This record was acknowledged before me on 3-17-2022 by Victoria Whitney and Jody Whitney.

Sharon E. Schoover  
(Signature of notary public)

Notary Public in and for the State of WA  
Residing at: 1400 1st St  
My commission expires: 9-8-22



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P90475 / 4541-000-004-0006**

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LOT 4, SPRING TREE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 14 OF PLATS, PAGE 142 AND 143, 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, encroachments, 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 Spring Tree:

Recording No: 9007310062

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

Granted to: Puget Sound Power & Light Company  
Purpose: Electric transmission and/or distribution system and appurtenances thereto  
Recording Date: March 26, 1990  
Recording No.: 9003260062  
Affects: Portion of said premises and other property

3. 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: August 8, 1990  
Recording No.: 9008080112

4. 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: November 16, 1990  
Recording No.: 9011160030

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

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

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

7. Assessments, if any, levied by City of Mount Vernon.