



202206020049

06/02/2022 12:50 PM Pages: 1 of 4 Fees: \$206.50  
Skagit County Auditor

When recorded return to:  
Barry Truman  
487 Wanapum Drive  
La Conner, WA 98257

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620051575

CHICAGO TITLE

620051575

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2022-2792  
JUN 02 2022

Amount Paid \$ 22,430.00  
Skagit Co. Treasurer  
By *JLB* Deputy

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Alex Tyler Cimino-Hurt, a married man as his separate property,  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Barry Truman, an unmarried person

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

Leasehold estate, as created by the instrument herein referred to as the Lease which is identified as  
follows:

Dated: May 19, 1973

Recorded: May 25, 1973

Auditor's No.: 785551, records of Skagit County, Washington

Lessor: Shelter Bay Company, a Washington corporation

Lessee: S. Michael Smith and Rosetta M Smith, husband and wife

Disclosed by: Memorandum of Lease

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

Recorded: June 2, 2022 Auditors No.: 202206020048

Lot 487, SURVEY OF SHELTER BAY, DIVISION NO. 3, Tribal Allotted Lands of Swinomish Indian  
Reservation, as recorded in Volume 43 of Official Records, pages 839 through 842, under  
Auditor's File No. 737014, , records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

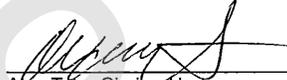
Tax Parcel Number(s): P129276 / 5100-003-487-0000, S3302020005

Subject to:

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

STATUTORY WARRANTY DEED  
(continued)

Dated: May 18, 2022

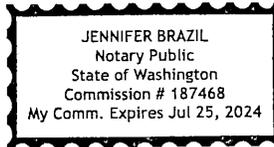
  
\_\_\_\_\_  
Alex Tyler Cimino-Hurt

State of Washington  
County of Skaagit

This record was acknowledged before me on 5-20-2022 by  
Alex Tyler Cimino-Hurt.

  
\_\_\_\_\_  
(Signature of notary public)

Notary Public in and for the State of Washington  
Residing at: Skaagit County  
My commission expires: 7-25-2024



**EXHIBIT "A"**  
Exceptions

1. 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 Survey of Shelter Bay, Division No. 3 in Volume 43, Pages 839 to 842:  
Recording No.: 737014  
Amendment of said plat recorded in Volume 66 of Plats, Page 462, recorded under recording No. 753731, records of Skagit County.

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: June 27, 1969  
Recording No.: 737015  
Executed by: Shelter Bay Company, a Washington corporation

AMENDED by instrument:

Recording No.: 742574  
Recording No.: 771238  
Recording No.: 8706120005  
Recording No.: 8907070110  
Recording No.: 9005150058  
Recording No.: 9105170025  
Recording No.: 9107220050  
Recording No.: 9107220051  
Recording No.: 9205200023  
Recording No.: 9205200024  
Recording No.: 9205200025  
Recording No.: 9505160046  
Recording No.: 9605140103  
Recording No.: 9705140180  
Recording No.: 9805070092  
Recording No.: 9905070119  
Recording No.: 200005100092  
Recording No.: 200105090101  
Recording No.: 200205160173  
Recording No.: 200501280090  
Recording No.: 200505190051  
Recording No.: 200505190052  
Recording No.: 200712180107  
Recording No.: 200802290010  
Recording No.: 200905050046  
Recording No.: 200905050047  
Recording No.: 201105250120  
Recording No.: 201305310138  
Recording No.: 201506230053  
Recording No.: 201607200052  
Recording No.: 201808160044  
Recording No.: 202106170048

3. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument;  
Recorded: June 27, 1969  
Recording No.: 737015, records of Skagit County, Washington  
Imposed By: Shelter Bay Community, Inc.

AMENDED by instrument(s):  
Recorded: May 16, 1995 and May 7, 1998

**EXHIBIT "A"**

Exceptions  
(continued)

- Recording No.: 9505160046  
Recording No.: 9805070092
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Purpose: Ingress, egress, drainage and underground utilities over all private roads in said plat  
Recording Date: March 17, 1970  
Recording No.: 737018
5. ByLaws and Covenant and the terms and conditions thereof:
- Recording Date: May 10, 2000  
Recording No.: 200005100093
6. Agreement, including the terms and conditions thereof; entered into;  
By: Shelter Bay Community, Inc.  
And Between: Shelter Bay Community Division No. 1  
Recorded: February 26, 2009  
Auditor's No. 200902260127, records of Skagit County, Washington  
Providing: Special Assessments
7. Dues, charges and assessments, if any, levied by Shelter Bay Company.
8. Dues, charges, and assessments, if any, levied by Shelter Bay Community, Inc.
9. City, county or local improvement district assessments, if any.