

When recorded return to:

David N Cornwell and Leslie S Cornwell
718 Cascade Palms Court
Sedro Woolley, WA 98284

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620051313

CHICAGO TITLE

620051313

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20223293

Aug 10 2022

Amount Paid \$5765.00

Skagit County Treasurer

By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) Marilyn Leslie Harvey, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to David N Cornwell and Leslie S Cornwell, a married couple

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

UNIT 718, BUILDING 7, "CASCADE PALMS CONDOMINIUM - EAST 1/2 OF WEST 1/2 OF
PHASE 3," AS PER SURVEY MAP AND SET OF PLANS RECORDED JUNE 22, 2007, UNDER
AUDITOR'S FILE NO. 200706220125 AND AS DESCRIBED IN THAT CERTAIN CONDOMINIUM
DECLARATION RECORDED NOVEMBER 3, 2003 UNDER AUDITOR'S FILE NO.
200311030251; AND ANY AMENDMENTS THERETO, 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): P119785 / 4931-007-718-0000

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: August 2, 2022

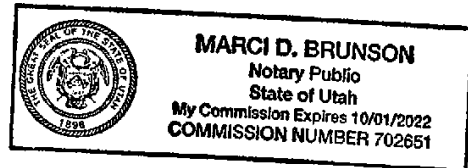
Marilyn Leslie Harvey
Marilyn Leslie HarveyState of Utah
County of BlaineThis record was acknowledged before me on 8-3-2022 by Marilyn Leslie Harvey.Marci D Brunson
(Signature of notary public)
Notary Public in and for the State of Utah
My commission expires: 10-01-2022

EXHIBIT "A"

Exceptions

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

Granted to: Puget Sound Energy, Inc.
 Purpose: Electric transmission and/or distribution line
 Recording Date: November 4, 2002
 Recording No.: 200211040108
 Affects: Portion of said premises

2. 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 Cascade Palms Binding Site Plan 02-973::

Recording No: 200211120149

Modification(s) of said instrument:

Recording Date: August 10, 2010
 Recording No.: 201008100048

3. Agreement and the terms and conditions thereof:

Executed by: Trail Investments LLC & William A. Stiles Jr. and Betty M. Stiles, husband and wife, et al
 Recording Date: November 12, 2002
 Recording No.: 200211120151

For said instrument, revised joint private utility maintenance agreement, has been recorded under recording no. 201008100047.

4. 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: November 12, 2002
 Recording No.: 200211120150

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

EXHIBIT "A"**Exceptions
(continued)****document:**

Granted to: Public Utility District No. 1 of Snohomish County
Purpose: Water and communication lines or other similar public related facility
Recording Date: January 15, 2003
Recording No.: 200301150028
Affects: Portion of said premises

6. The matters set forth in the document shown below which, among other things, contains or provides for: certain easements; liens and the subordination thereof; provisions relating to partition; restrictions on severability of component parts; and 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.

Entitled: Condominium Declaration
Recording Date: November 3, 2003
Recording No.: 200311030251

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 8, 2005
Recording No.: 200508080174

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 28, 2006
Recording No.: 200608280228

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 22, 2007
Recording No.: 200706220126

Modification(s) of said covenants, conditions and restrictions

Recording Date: May 5, 2008
Recording No.: 200805050116

Modification(s) of said covenants, conditions and restrictions

Recording Date: November 12, 2008
Recording No.: 200811120052

EXHIBIT "A"

Exceptions
(continued)

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 10, 2010
Recording No.: 201008100046

7. Lien of assessments levied pursuant to the Declaration for Cascade Palms Owner's Association to the extent provided for by Washington law.

8. Agreement and the terms and conditions thereof:

Executed by: City of Sedro Woolley & William A. Stiles, Jr., et al
Recording Date: December 1, 2003
Recording No.: 200312010207

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

Granted to: Comcast of Washington IV, Inc.
Purpose: Broadband communication services
Recording Date: March 23, 2004
Recording No.: 200403230073
Affects: Portion of said premises

10. Agreement and the terms and conditions thereof:

Executed by: William A. Stiles Jr. and Betty M. Stiles, husband and wife and Maxine Breier, as her separate estate & Philip Mihelich and Marilyn Mihelich, husband and w
Recording Date: March 23, 2001
Recording No.: 200103230145

11. 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 Cascade Palms Condominium Phase 3:

Recording No: 200706220125

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

Granted to: Comcast Cable Communications Management, LLC
Purpose: Broadband Communication Systems

EXHIBIT "A"Exceptions
(continued)

Recording Date: February 5, 2018
Recording No.: 201802050123

13. The property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code Section 14.38, which states:

"This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands."

14. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
15. Assessments, if any, levied by City of Sedro Woolley.
16. City, county or local improvement district assessments, if any.

Form 222
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated July 9, 2022
between David Cornwell Leslie Cornwell ("Buyer")
and Marilyn Leslie Harvey ("Seller")
concerning 718 Cascade Palms Ct Sedro Woolley WA 98284 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authentication
David Cornwell 07/09/22
Buyer Date
Authentication
Leslie Cornwell 07/09/22
Buyer Date

Marilyn Leslie Harvey 8-3-2022
Marilyn Leslie Harvey 8-3-22
Seller Date
Seller Date