

When recorded return to:
Carole A. Harris and Craig A. Harris
11138 Rasar Drive
Bow, WA 98232

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No: 620052546

CHICAGO TITLE

620052546

STATUTORY WARRANTY DEED

THE GRANTOR(S) Daniel E. Deighton and Susan E. Deighton, 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 Carole A. Harris and Craig A. Harris, 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.)

PTN NW 1/4 NW 1/4 36-36-2

Tax Parcel Number(s): P47479 / 360236-2-003-0205

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20223792

Sep 14 2022

Amount Paid \$12455.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: September 12, 2022

Daniel E. Deighton
Daniel E. Deighton

Susan E. Deighton
Susan E. Deighton

State of Washington
County of Skagit

This record was acknowledged before me on 09/12/2022 by Daniel E. Deighton and Susan E. Deighton.

Alysia Hudson
(Signature of notary public)
Notary Public in and for the State of Washington
My commission expires: 03/01/2024

NOTARY PUBLIC
STATE OF WASHINGTON
ALYSIA HUDSON
License Number 183699
My Commission Expires 03-01-2024

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P47479 / 360236-2-003-0205

THE NORTH 300 FEET OF THE SOUTH 600 FEET OF THE EAST 726 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M., EXCEPT MINERAL RIGHTS AS RESERVED BY THE STATE OF WASHINGTON IN DEED RECORDED APRIL 28, 1916, UNDER AUDITOR'S FILE NO. 113012.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS A STRIP OF LAND 60 FEET IN WIDTH, MORE PARTICULARITY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF SAID NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, 660 FEET SOUTH OF THE NORTHWEST CORNER THEREOF;
THENCE NORTH 88°57' EAST PARALLEL TO THE NORTH LINE OF SAID SUBDIVISION TO A POINT 340 FEET WEST OF THE EAST LINE OF SAID SUBDIVISION;
THENCE SOUTH PARALLEL TO THE EAST LINE OF SAID SUBDIVISION, A DISTANCE OF 60 FEET, MORE OR LESS, TO A POINT 600 FEET NORTH OF THE SOUTH LINE OF SAID SUBDIVISION;
THENCE WEST PARALLEL TO THE SOUTH LINE OF SAID SUBDIVISION TO THE WEST LINE OF SAID SUBDIVISION;
THENCE NORTH ALONG THE WEST LINE OF SAID SUBDIVISION, A DISTANCE OF 60 FEET, MORE OR LESS, TO THE POINT OF BEGINNING,
EXCEPT COUNTY ROAD ALONG THE WEST LINE THEREOF.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
Exceptions

1. Reservations of oil, coal, gas and minerals and/or mineral rights of any nature, and right of entry to explore same, contained in the deed:

Recording No.: 113012

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

Granted to: Daniel Edwin Deighton and Susan Elaine Deighton, husband and wife
Purpose: Puget Sound Power & Light
Recording Date: May 13, 1980
Recording No.: 8005130015
Affects: as described in said instrument

3. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
4. City, county or local improvement district assessments, if any.
5. 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."

Form 22P
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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ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated August 10, 2022
between Craig A. Harris Carole A. Harris ("Buyer")
Buyer Buyer
and Daniel E Deighton Susan E. Deighton ("Seller")
Seller Seller
concerning 11138 Rasar Dr Bow WA 98232 (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
Craig A. Harris 08/10/2022
Buyer Date

Authentication
Daniel E. Deighton 08/10/2022
Seller Date

Authentication
Carole A. Harris 08/10/2022
Buyer Date

Authentication
Susan E. Deighton 08/10/2022
Seller Date