

**When recorded return to:**  
David Swanson and Kira F. Swanson  
3803 Ridge Court  
Mount Vernon, WA 98274

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

4100 194th St. SW, #230  
Lynnwood, WA 98036

**CHICAGO TITLE COMPANY**  
**620052335**

Escrow No.: 620052335

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Melvin J. Buck and Dorothy A. Buck, 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 David Swanson and Kira F. Swanson, a married couple

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

LOT 14, PARK RIDGE, DIVISION II, AS PER PLAT RECORDED IN VOLUME 15 OF PLATS, PAGES 187 AND 188, 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): P105895 / 4634-000-014-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20224495

Nov 04 2022

Amount Paid \$10141.00

Skagit County Treasurer

By Lena Thompson Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: October 24, 2022

Melvin J. Buck by Cassandra Buck,  
his attorney in fact

Melvin J. Buck by Cassandra Buck, his  
attorney in fact

Dorothy A. Buck by Cassandra Buck,  
her attorney in fact

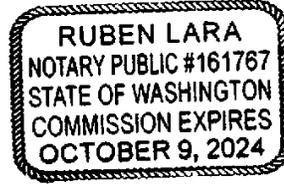
Dorothy A. Buck by Cassandra Buck, her  
attorney in fact

State of WASHINGTON  
County of SNOHOMISH

This record was acknowledged before me on 10/26/2022 by Cassandra Buck as Attorney in Fact  
of Melvin J. Buck and Dorothy A. Buck.

[Signature]

(Signature of notary public)  
Notary Public in and for the State of WA  
My commission expires: 10/09/2024



**EXHIBIT "A"**  
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 Park Ridge, Division 2:  
  
Recording No: 9408110044
  
2. 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 31, 1994  
Recording No.: 9408310034  
  
Modification(s) of said covenants, conditions and restrictions  
  
Recording Date: August 31, 1994  
Recording No.: 9408310035
  
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. Assessments, if any, levied by Mt Vernon.