

When recorded return to:

Gary L. Hayes and Molly H. Hayes
551 Woollen Road
Burlington, WA 98233

GNW23-17915

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20236255

Apr 26 2023

Amount Paid \$7749.00
Skagit County Treasurer
By Lena Thompson Deputy**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Logan T. Farrar, Trustee of The Logan Thatcher Farrar Trust dated March 28, 1967, ,

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to Gary L. Hayes and Molly H. Hayes, a married couple

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF. pg. 3Abbreviated legal description: Property 1:
Unit 2, Farmington Square Condominium

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P121247

Dated: 04/25/2023

The Logan Thatcher Farrar Trust dated March 28, 1967

By: Logan T. Farrar
Logan T. Farrar, Trustee

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 25 day of April, 2023 by Logan T. Farrar, Trustee of The Logan Thatcher Farrar Trust dated March 28, 1967.

Kyle Beam
Signature

Notary

Title

My commission expires: 09/11/2023

KYLE BEAM
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION # 210008
COMMISSION EXPIRES 09/11/2023

This notarial act involved the use of communication technology

**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 551 Woollen Road, Burlington, WA 98233
Tax Parcel Number(s): P121247

Property Description:

Unit 2, FARMINGTON SQUARE CONDOMINIUM, according to the Declaration thereof recorded January 28, 2004, under Auditor's File No. 200401280083, and Survey Map and Plans thereof recorded January 28, 2004, under Auditor's File No. 200401280084, records of Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

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EXHIBIT B

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10. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.: BU-6-01

Recorded: July 20, 2001

Auditor's No.: 200107200120

11. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.: BU-5-01

Recorded: July 20, 2001

Auditor's No.: 200107200121

12. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.: Burlington Short Plat No. 4-79

Recorded: October 26, 1979

Auditor's No.: 7910260042

13. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:Grantee: Puget Sound Energy, Inc., a Washington corporation
Dated: August 21, 2002

Recorded: September 27, 2002

Auditor's No.: 200209270024

Purpose: "...utility systems for purposes of transmission, distribution and sale of gas and electricity..."
Area Affected:

Easement No. 1: All streets and road rights-of-way as now or hereafter designed, platted, and/or constructed within the above described property. (When said streets and road are dedicated to the public, this clause shall become null and void.)

Easement No. 2: A strip of land 10 feet in width across all lots, tracts and open spaces located within the above described property being parallel to and coincident with the boundaries of all private/public street and road rights-of-way.

Easement No. 3: All easements as now or hereafter designed, designated, and/or platted, within the above described property.

Statutory Warranty Deed
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14. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc., a Washington corporation
Dated: October 11, 2002

Recorded: October 28, 2002

Auditor's No.: 200210280102

Purpose: "...utility systems for purposes of transmission, distribution and sale of gas and electricity..."
Area Affected: Common Area Tract "B" Open Space

15. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Energy, Inc., a Washington corporation
Dated: January 21, 2002

Recorded: January 24, 2003

Auditor's No.: 200301240126

Purpose: "...utility systems for purposes of transmission, distribution and sale of gas and electricity..."
Area Affected: An area located within a 5 (five) feet perimeter of the exterior surface of the ground mounted vaults and transformers.

16. Terms, provisions, covenants, conditions, definitions, options, obligations and restrictions contained in the Condominium Declaration and as may be contained in the bylaws adopted pursuant to said Declaration.

Recorded: January 28, 2004

Auditor's File No.: 200401280083

Amendments to Declaration recorded under Auditor's File Nos. 201004270099 and 201008240102.

17. MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Farmington Square Condominium

Recorded: January 28, 2004

Auditor's No.: 200401280084

The company calls attention to provisions contained in Washington Uniform Common Interest Ownership Act, Senate Bill 6175 providing that Plats recorded after July 1, 2018, and older Plats that have opted in, that meet the requirements under Senate Bill 6175 will require delivery to the Proposed Purchaser of either a "Public Offering Statement" or "Resale Certificate".

18. Terms, provisions, requirements and limitations contained in the Washington Condominium Act, Chapters 43 and 428, Laws of 1989 (R.C.W. 64.34) and as may be hereafter amended.

Statutory Warranty Deed
LPB 10-05

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