

202306220009

06/22/2023 09:52 AM Pages: 1 of 6 Fees: \$208.50
Skagit County Auditor, WA

When recorded return to:
Stephen Vanderpool and Carley Vanderpool
13959 Rector Road
Bow, WA 98232

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20236983
Jun 22 2023
Amount Paid \$15970.00
Skagit County Treasurer
By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620054207

Escrow No.: 620054207

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jane C. Thompson, an unmarried person, as her separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Stephen Vanderpool and Carley Vanderpool, 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.)

TRACT 3, SHORT PLAT NO. 90-83, S 1/2 SE 1/4 NE 1/4 SEC 29-35-3E, W.M.

Tax Parcel Number(s): P99521 / 350329-1-006-0300

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: 6/15/2023

Jane C. Thompson
Jane C. Thompson

State of Washington
County of Skagit

This record was acknowledged before me on 6-15-2023 by Jane C. Thompson.

Jennifer Brazil
(Signature of notary public)
Notary Public in and for the State of Washington
My commission expires: 7-25-2024



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P99521 / 350329-1-006-0300

TRACT 3 OF SHORT PLAT NO. 90-83, LOCATED IN THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M., APPROVED FEBRUARY 7, 1991 AND RECORDED IN VOLUME 9 OF SHORT PLATS, PAGE(S) 311 AND 312, UNDER AUDITOR'S FILE NO. 9102070002, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
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 Short Plat No. 90-83:

Recording No: 9102070002

2. Skagit County Conditional Agreement Alternative Sewage System Installations and the terms and conditions thereof:

Recording Date: March 9, 1993

Recording No.: 9303090077

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

Granted to: Puget Sound Power & Light Company, a Washington corporation

Purpose: Underground electric system

Recording Date: March 2, 1994

Recording No.: 9403020095

Affects: Portion of said premises

4. Order by Planning director relating to Special Use Application No. ASP 94-021 and the terms and conditions thereof:

Recording Date: December 23, 1994

Recording No.: 9412230071

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

Granted to: Puget Sound Power & Light Company, a Washington corporation

Purpose: Underground electric system

Recording Date: February 1, 1995

Recording No.: 9502010062

Affects: Portion of said premises

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

Granted to: Puget Sound Power & Light Company, a Washington corporation

Purpose: Underground electric system

EXHIBIT "B"

Exceptions
(continued)

Recording Date: June 17, 1997
Recording No.: 9706170115
Affects: Portion of said premises

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

