

**When recorded return to:**

Jose Acosta-Franco and Irma Cecena de Acosta  
12519 N. Mill St  
Clear Lake, WA 98235

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20237209

Jul 10 2023

Amount Paid \$6805.00

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

Escrow No.: 620054250

**CHICAGO TITLE**  
620054250

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Brandon A. Lacey and Malana C. Porteous, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys and warrants to Jose Acosta-Franco and Irma Cecena de Acosta, a married  
couple and Ramon Acosta Cecena, an unmarried person

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

**PARCEL A:**

LOTS 3 AND 4, BLOCK 9, PLAT OF MOUNTAIN VIEW ON CLEAR LAKE, ACCORDING TO THE  
PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 65, RECORDS OF SKAGIT  
COUNTY, WASHINGTON.

**PARCEL B:**

THE EAST 102 FEET OF LAKE STREET AS SHOWN ON THE PLAT OF MOUNTAIN VIEW ON  
CLEAR LAKE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS,  
PAGE 65, 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): P74929 / 4139-009-004-0003

Subject to:

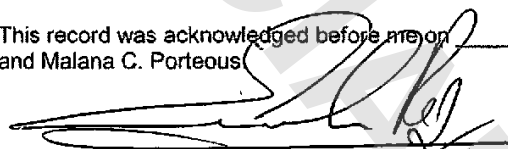
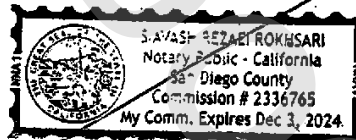
## STATUTORY WARRANTY DEED

(continued)

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

Dated: 07-06-2023  
Brandon A. Lacey  
Malana C. Porteous

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CaliforniaCounty of San DiegoThis record was acknowledged before me on 07/06/2023 by Brandon A. Lacey and Malana C. Porteous  
(Signature of notary public)Notary Public in and for the State of CaliforniaMy appointment expires: 12/03/2024

**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 Mountain View on Clear Lake:  
  
Recording No: Volume 2 Page 65
2. Skagit County Right to Manage Natural Resource Lands Disclosure, and the terms and conditions thereof:  
  
Recording Date: May 18, 2017  
Recording No.: 201705180066
3. 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."
4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
5. City, county or local improvement district assessments, if any.

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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Northwest Multiple Listing Service  
ALL RIGHTS RESERVED

12 Jun 2023

The following is part of the Purchase and Sale Agreement dated \_\_\_\_\_  
between Jose Acosta Ramon Acosta ("Buyer")  
Buyer Buyer  
and Brandon A Lacey Malana Porteous ("Seller")  
Seller Seller  
concerning 12519 Mill St Clear Lake WA 98273 (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  
Jose Acosta 06/12/2023  
Buyer  
Authentication  
Ramon Acosta 06/12/2023  
Buyer

07-06-2023  
5-22-23  
Seller 07/06/2023  
Seller 5/22/23  
Date