

When recorded return to:

Steven L. Barcott and Carmela Barcott
18604 98th Ave NW
Stanwood, WA 98292

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20237325

Jul 19 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

CHICAGO TITLE CO.

620053678

Escrow No.: 620053678

STATUTORY WARRANTY DEED

THE GRANTOR(S) Linda L Cullup and Kathy F. Brigge, Personal Representatives of The Estate of Russell Lee Taylor and Rebecca Taylor, both deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys and warrants to Steven L. Barcott and Carmela Barcott, 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. GOVT. LT. 1 SEC. 1-34-9 SKAGIT COUNTY, WA

Tax Parcel Number(s): P30774 / 340901-0-018-0000,

Tax Parcel Number(s): P120210 / 340901-0-001-0200

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: July 13, 2023

The Estate of Russell Lee Taylor and Rebecca Taylor, both deceased

BY: Linda Cullup
Linda Cullup
Co-Personal Representative

BY: Kathy Brigge
Kathy Brigge
Co-Personal Representative

State of Washington

County of Skagit

This record was acknowledged before me on July 13, 2023 by Linda Cullup and Kathy Brigge as Co-Personal Representative and Co-Personal Representative, respectively, of The Estate of Russell Lee Taylor and Rebecca Taylor, both deceased.

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



EXHIBIT "A"
Legal Description

Parcel A:

That portion of Government Lot 1, Section 1, Township 34 North, Range 9 East, W.M., described as follows:

Commencing at the Southeast corner of said subdivision;
Thence North 89°46'06" West, along the South line thereof, a distance of 894.98 feet;
Thence North 17°21'40" East, a distance of 24.18 feet to the North line of the 50 foot Martin Road right-of-way and the Point of Beginning of this description;
Thence continuing North 17°21'40" East, a distance of 171.64 feet;
Thence North 70°03'30" West, a distance of 272.76 feet;
Thence South 24°26'25" West, a distance of 176.46 feet to the North line of the 50 foot Martin Road right-of-way, which point is on a curve concave the the Northeast having a radius of 691.25 feet;
Thence Southeasterly along said curve through a central angle of 24°35'15" and an arc length of 296.64 feet to the true point of beginning of this description;

Situate in the County of Skagit, State of Washington

Parcel B:

That portion of Government Lot 1, Section 1, Township 34 North, Range 9 East, W.M., described as follows:

Beginning at the Northeast corner of that certain 1.2 acre tract shown on survey recorded in Volume 12 of Surveys as Page 151;
Thence North 70°03'30" West along the Northerly boundary of said tract, a distance of 272.76 feet to the Northwest corner thereof;
Thence North 24°26'25" East along the Northerly extension of the Westerly line of said tract, a distance of 27.51 feet;
Thence North 88°49'20" East, a distance of 116.26 feet;
Thence South 68°21'57" East, a distance of 105.08 feet;Thence South 20°50'32" East, a distance of 87.45 feet to the Point of Beginning of this description

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 survey:

Recording No: 9204240081

2. 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 survey:

Recording No: 200403180115

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

The following is part of the Purchase and Sale Agreement dated **June 19, 2023**
between Steven L Barcott Carmela Barcott ("Buyer")
Buyer Buyer
and THE COUNTY OF SKAGIT ASSESSORS OFFICE ("Seller")
Seller
concerning 12185 Martin Rd Rockport WA 98283 (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.

<u>Steven L Barcott</u> Buyer	06/18/23 Date	<u>Kathy King, Co-Principal Representative of the Estates of Donald L. Taylor, Sr. & Rebecca J. Taylor</u> Seller	04/19/23 Date
<u>Carmela Barcott</u> Buyer	06/18/23 Date	<u>Kathy King, Co-Principal Representative of the Estates of Donald L. Taylor, Sr. & Rebecca J. Taylor</u> Seller	04/19/23 Date