

**When recorded return to:**  
Steven Jensen and Emily Jensen  
12114 Country Lane  
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20237681  
Aug 16 2023  
Amount Paid \$7605.00  
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.: 620054771

**CHICAGO TITLE**  
620054771

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Edward M. Corcoran and Judy R. Corcoran as Trustees of The Edward M. Corcoran & Judy R. Corcoran Revocable Living Trust, U/A dated 7/28/2009

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys and warrants to Emily Jensen and Steven Jensen, 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.)

LT 25, "COUNTRY LANE ADDITION"

Tax Parcel Number(s): P64622 / 3890-000-025-0016

Subject to:

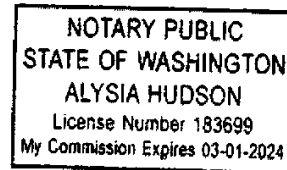
SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

## STATUTORY WARRANTY DEED

(continued)

Dated: 8-14-23

The Edward M. Corcoran &amp; Judy R. Corcoran Revocable Living Trust, U/A dated 7/28/2009

BY: Edward M. Corcoran  
Edward M Corcoran  
Co-TrusteeBY: Judy R. Corcoran  
Judy R Corcoran  
Co-TrusteeState of WashingtonCounty of SkagitThis record was acknowledged before me on August 14, 2023 by Edward M Corcoran and Judy R Corcoran as Co-Trustee and Co-Trustee, respectively, of The Edward M. Corcoran & Judy R. Corcoran Revocable Living Trust, U/A dated 7/28/2009.Alysia Hudson  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My appointment expires: 03/01/2024

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P64622 / 3890-000-025-0016**

LOT 25, "COUNTRY LANE ADDITION", ACCORDING TO THE PLAT RECORDED IN VOLUME 7 OF  
PLATS, PAGE 37, 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 the Plat of Country Lane Addition:

Recording No: 516423

2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. 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 July 28, 2023  
between Steven Jensen Emily Jensen ("Buyer")  
Buyer Buyer  
and Edward Corcoran Judy Corcoran ("Seller")  
Seller Seller  
concerning 12114 Country Lane Burlington WA 98223 (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.

Authenticate  
Steven Jensen 07/28/2023  
Buyer Date

Authenticate  
Emily Jensen 07/28/2023  
Buyer Date

Authenticate  
Edward Corcoran 07/28/23  
Seller Date

Authenticate  
Judy Corcoran 07/28/23  
Seller Date