

**When recorded return to:**  
Romeo Ubungen and Violeta Ubungen  
318 Widnor Drive  
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20238201  
Sep 28 2023  
Amount Paid \$4405.00  
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.: 620055092

**CHICAGO TITLE**

620055092

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Denise Lowery-Hunt and Denna Lowery, sole heirs of Dennis G. Lowery, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys and warrants to Romeo Ubungen and Violeta Ubungen, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:  
LOT 15, "WIDNOR DRIVE", AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGE 104,  
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): P54888 / 3771-000-015-0004

Subject to:

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

## STATUTORY WARRANTY DEED

(continued)

Dated: 9-25-23Denise Lowery-Hunt  
Denise Lowery-HuntDenna Lowery  
Denna LoweryState of WACounty of SpokaneThis record was acknowledged before me on 9/25/23 by Denise Lowery-Hunt.Matthew C Hellstrom  
(Signature of notary public)  
Notary Public in and for the State of WA  
My appointment expires: May 20, 2027State of WACounty of SpokaneThis record was acknowledged before me on 9/25/23 by Denna Lowery.Matthew C Hellstrom  
(Signature of notary public)  
Notary Public in and for the State of WA  
My appointment expires: May 20, 2027

**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 Widnor Drive:

Recording No: 742849

2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. Assessments, if any, levied by Mt Vernon.
4. City, county or local improvement district assessments, if any.