

**When recorded return to:**  
John L Bouslog  
11190 Bayview Edison Rd  
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20249943  
**Mar 20 2024**  
Amount Paid \$5685.00  
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.: 620055811

**CHICAGO TITLE CO.**

620055811

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Cora Darleen Verrall, a single person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys and warrants to John L Bouslog, an unmarried person

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.)

UNIT 720, CASCADE PALMS CONDO

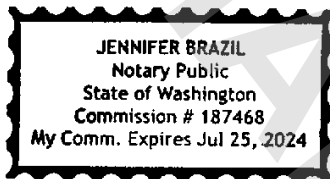
Tax Parcel Number(s): P119787 / 4931-007-720-0000

Subject to:

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

## STATUTORY WARRANTY DEED

(continued)

Dated: March 19, 2024Cora Darleen Verrall  
Cora Darleen VerrallState of Washington  
County of SnohomishThis record was acknowledged before me on 3-19-2024 by Cora Darleen Verrall.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): P119787 / 4931-007-720-0000**

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UNIT 720, BUILDING 7, "CASCADE PALMS CONDOMINIUM - EAST 1/2 OF WEST 1/2 OF PHASE 3," AS PER SURVEY MAP AND SET OF PLANS RECORDED JUNE 22, 2007, UNDER AUDITOR'S FILE NO. 200706220125 AND AS DESCRIBED IN THAT CERTAIN CONDOMINIUM DECLARATION RECORDED NOVEMBER 3, 2003 UNDER AUDITOR'S FILE NO. 200311030251; AND ANY AMENDMENTS THERETO, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
Exceptions

1. Agreement and the terms and conditions thereof:

Executed by: William A. Stiles Jr. and Betty M. Stiles, husband and wife and Maxine Breier, as her separate estate & Philip Mihelich and Marilyn Mihelich, husband and w  
Recording Date: March 23, 2001  
Recording No.: 200103230145

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

Granted to: Puget Sound Energy, Inc.  
Purpose: Electric transmission and/or distribution line  
Recording Date: November 4, 2002  
Recording No.: 200211040108  
Affects: Portion of said premises

3. 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 Cascade Palms Binding Site Plan 02-973::

Recording No: 200211120149

Modification(s) of said instrument:

Recording Date: August 10, 2010  
Recording No.: 201008100048

4. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: November 12, 2002  
Recording No.: 200211120150

5. Agreement and the terms and conditions thereof:

Executed by: Trail Investments LLC & William A. Stiles Jr. and Betty M. Stiles, husband and wife, et al  
Recording Date: November 12, 2002

**EXHIBIT "B"****Exceptions  
(continued)**

Recording No.: 200211120151

For said instrument, revised joint private utility maintenance agreement, has been recorded under recording no. 201008100047.

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

Granted to: Public Utility District No. 1 of Snohomish County  
Purpose: Water and communication lines or other similar public related facility  
Recording Date: January 15, 2003  
Recording No.: 200301150028  
Affects: Portion of said premises

7. The matters set forth in the document shown below which, among other things, contains or provides for: certain easements; liens and the subordination thereof; provisions relating to partition; restrictions on severability of component parts; and covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law.

Entitled: Condominium Declaration  
Recording Date: November 3, 2003  
Recording No.: 200311030251

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 8, 2005  
Recording No.: 200508080174

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 28, 2006  
Recording No.: 200608280228

Modification(s) of said covenants, conditions and restrictions

Recording Date: June 22, 2007  
Recording No.: 200706220126

Modification(s) of said covenants, conditions and restrictions

Recording Date: May 5, 2008

**EXHIBIT "B"**

**Exceptions  
(continued)**

Recording No.: 200805050116

Modification(s) of said covenants, conditions and restrictions

Recording Date: November 12, 2008  
Recording No.: 200811120052

Modification(s) of said covenants, conditions and restrictions

Recording Date: August 10, 2010  
Recording No.: 201008100046

8. Lien of assessments levied pursuant to the Declaration for Cascade Palms Owner's Association to the extent provided for by Washington law.

9. Agreement and the terms and conditions thereof:

Executed by: City of Sedro Woolley & William A. Stiles, Jr., et al  
Recording Date: December 1, 2003  
Recording No.: 200312010207

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

Granted to: Comcast of Washington IV, Inc.  
Purpose: Broadband communication services  
Recording Date: March 23, 2004  
Recording No.: 200403230073  
Affects: Portion of said premises

11. 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 Cascade Palms Condominium Phase 3:

Recording No: 200706220125

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

Granted to: Comcast Cable Communications Management, LLC  
Purpose: Broadband Communication Systems  
Recording Date: February 5, 2018

**EXHIBIT "B"****Exceptions  
(continued)**

Recording No.: 201802050123

13. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
14. 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."
15. Assessments, if any, levied by Sedro Woolley.
16. 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 February 15, 2024  
between John L. Bouslog ("Buyer")  
and Cora Darleen Verrall ("Seller")  
concerning 728 Cascade Palms Ct Sedro Woolley WA 98224 (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.

John L. Bouslog 02/16/24  
Buyer Date

Cora Darleen Verrall 2.20.24  
Seller Date

\_\_\_\_\_  
Buyer Date

\_\_\_\_\_  
Seller Date