

When recorded return to:
Brenda Ibarra and Davon Smith
2609 North 34th Place
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20240700
May 23 2024
Amount Paid \$9401.80
Skagit County Treasurer
By Kaylee Oudman Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620055892

Escrow No.: 620055892

STATUTORY WARRANTY DEED

THE GRANTOR(S) Lana Marlene Whisman, unmarried

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Brenda Ibarra and Davon Smith, a married couple and Alex
Ibarra and Dalia Ibarra, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 8, PLAT OF CENTENNIAL GROVE, ACCORDING TO THE PLAT THEREOF, RECORDED
IN VOLUME 15 OF PLATS, PAGE 26, 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): P100823 / 4579-000-008-0007

Subject to:

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

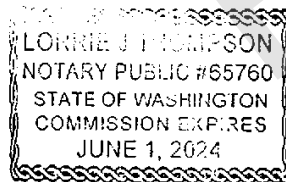
STATUTORY WARRANTY DEED
(continued)Dated: 5/22/24Lana Marlene Whisman
Lana Marlene WhismanState of WASHINGTONCounty of SKAGITThis record was acknowledged before me on MAY 22, 2024 by Lana Marlene Whisman.Lorrie J Thompson
(Signature of notary public)
Notary Public in and for the State of WASHINGTON
My appointment expires: 6-1-2024

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 PLAT OF CENTENNIAL GROVE:

Recording No: 9202130034

2. Easement, including the terms and conditions thereof, reserved by instrument;
 Recorded: November 30, 1987
 Auditor's No.: 8711300028, records of Skagit County, Washington
 For: Ingress, egress and utilities

The exact location and extent of said easement is not disclosed of record.

NOTE: We note an instrument purporting to release said easement recorded March 26, 1998, under Auditor's File No. 9803260038, records of Skagit County, Washington.

3. Easement, including the terms and conditions thereof, granted by instrument;
 Recorded: October 23, 1991
 Auditor's No.: 9110230047, records of Skagit County, Washington
 In favor of: Puget Sound Power and Light Company, a Washington corporation
 For: Electric transmission and/or distribution line, together with necessary appurtenances

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: April 13, 1973
 Recording No.: 783493

5. Covenants, conditions, restrictions and easements 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: February 13, 1992
 Recording No.: 9202130035

EXHIBIT "A"**Exceptions
(continued)**

6. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
7. 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."
8. Assessments, if any, levied by Mt Vernon.
9. City, county or local improvement district assessments, if any.