

**When recorded return to:**

Barbara J. Farrell  
1806 Cedar Springs Lane  
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20241625

Aug 01 2024

Amount Paid \$8814.40  
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

Escrow No.: 620056719

**CHICAGO TITLE**  
620056719

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Donna J. Slavich, Personal Representative of The Estate of Diana E Laiche, deceased

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys and warrants to Barbara J. Farrell, an unmarried person

the following described real estate, situated in the County of Skagit, State of Washington:

LOT 21, "CEDAR SPRINGS PUD PHASE 4", AS PER PLAT RECORDED ON DECEMBER 27, 2001 UNDER AUDITOR'S FILE NO. 200112270133, 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): P117563 / 4768-000-021-0000

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)Dated: July 30, 2024

The Estate of Diana E Laiche, deceased

BY: Donna J. Slavich  
Donna J Slavich  
Personal RepresentativeState of MASSACHUSETTSCounty of HAMPSHIREThis record was acknowledged before me on July 30, 2024 by Donna J Slavich as  
Personal Representative of The Estate of Diana E Laiche.

(Signature of notary public)

Notary Public in and for the State of MASSACHUSETTSMy appointment expires: 02/15/2030**MICHAEL J. O'SULLIVAN**  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
February 15, 2030

**EXHIBIT "A"**  
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  
  
Purpose: Travel, ingress and egress and installation, maintenance, operation and replacement of utility lines, pipes, poles and conduits  
Recording Date: December 5, 1960  
Recording No.: 601611  
Affects: North 20 feet of Parcel B
2. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  
  
Purpose: A non-exclusive easement  
Recording Date: August 25, 1964  
Recording No.: 655058  
Affects: North 20 feet of the East 120 feet of Parcel B
3. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  
  
In favor of: Raymond G. Jones and Margaret I. Jones, husband and wife  
Purpose: Drainage purposes  
Recording Date: July 10, 1972  
Recording No.: 770845  
Affects: Portion of said premises
4. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  
  
In favor of: Raymond G. Jones and Margaret I. Jones, husband and wife  
Purpose: Drainage purposes  
Recording Date: April 16, 1973  
Recording No.: 783548  
Affects: Portion of said premises
5. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:  
  
In favor of: Michael E. Crompton  
Purpose: The use of one-half of the water available in well on the herein described property together with the right to install, maintain and replace water lines and pumps  
Recording Date: September 20, 1978  
Recording No.: 887877  
Affects: Portion of said premises

**EXHIBIT "A"**

Exceptions  
(continued)

NOTE: Additional matters with respect to said easement included in instrument recorded July 28, 1998, under Recording No. 9807280074.

6. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:
- In favor of: Karen L. Thompson  
Purpose: Ingress and egress, installation, maintenance, operation and replacement of utility lines, pipes, poles and conduits  
Recording Date: October 10, 1991  
Recording No.: 9110100027  
Affects: Portion of said premises
7. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,
- Recording Date: December 29, 1995  
Recording No.: 9512290127  
Matters shown: Encroaching shed eaves along the North line property
8. Boundary Line Agreement Deed and Agreement and the terms and conditions thereof:
- Recording Date: July 28, 1998  
Recording No.: 9807280074
9. Covenant to bear part or all of the cost of construction, repair or maintenance of easement granted over adjacent property:
- Purpose of Easement: cost of maintaining, installing and replacing water lines and pumps over adjacent property  
Recording No.: 9807280074
10. 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: November 8, 2000  
Recording No.: 200011080126
- Modification(s) of said covenants, conditions and restrictions
- Recording Date: October 24, 2006, February 25, 2008 and June 4, 2010  
Recording No.: 200610240160

**EXHIBIT "A"**

Exceptions  
(continued)

- Recording No.: 200802250094  
Recording No.: 201006040030
11. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), as provided for under Washington law and in instrument set forth below:
- Imposed by: Cedar Springs Homeowners Association  
Recording Date: November 8, 2000  
Recording No.: 200011080126
12. Bylaws for Cedar Springs Homeowners Association and the terms and conditions thereof:
- Recording Date: November 8, 2000  
Recording No.: 200011080127
13. 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 Cedar Springs PUD:
- Recording No: 200112270133
14. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
15. Assessments, if any, levied by Anacortes.
16. Assessments, if any, levied by Cedar Springs Homeowner's Association.
17. 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 17, 2024

between Barbara J Farrell ("Buyer")  
Buyer Buyer  
and Estate of Diana E Laiche ("Seller")  
Seller Seller  
concerning 1886 Cedar Springs Lane Anacortes WA 98221 (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.

[Signature] 10/17/24 Donna J Slavich July 30, 2024  
Buyer Date Seller Date  
[Signature] 10/18/24 Donna J Slavich, Personal Representative  
Buyer Date Seller Date