

202411150075

11/15/2024 03:27 PM Pages: 1 of 4 Fees: \$306.50
Skagit County Auditor, WA

When recorded return to:
Jodee Robinson and Robert Robinson
5510 Kingsway
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20242961

Nov 15 2024

Amount Paid \$4005.00
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

CHICAGO TITLE

620057248

Escrow No.: 620057248

STATUTORY WARRANTY DEED

THE GRANTOR(S) Brian Shelley Properties, LLC, a Washington limited liability company
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Jodee Robinson and Robert Robinson, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
LOT 1, SKYLINE NO. 6, AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 64
THROUGH 67, 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): P59389/3822-000-001-0009

Subject to:

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

STATUTORY WARRANTY DEED
(continued)Dated: 11/15/2024

Brian Shelley Properties, LLC

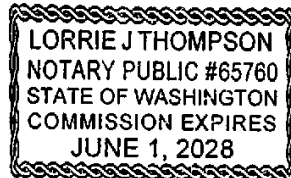
BY: Brian E. StaathofBrian E. Staathof
MemberBY: Shelley CamachoShelley Camacho
MemberState of WashingtonCounty of SKagitThis record was acknowledged before me on November 15, 2024 by Brian E. Staathof and Shelley Camacho as Member and Member, respectively, of Brian Shelley Properties, LLC.Lorrie J Thompson
(Signature of notary public)Notary Public in and for the State of WashingtonMy appointment expires: 6-1-2028

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 SKYLINE DIVISION NO. 6:

Recording No: 721494

2. Easement, including the terms and conditions thereof, disclosed by instrument(s);

Recording Date: January 20, 1972
 Recording No.: 763225
 In favor of: Port of Anacortes
 For: Free and unobstructed passage of aircraft

Said instrument is a re-recording of instrument(s);

Recording Date: October 29, 1969
 Recording No.: 732442

3. 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: December 23, 1968
 Recording No.: 721698

Modification(s) of said covenants, conditions and restrictions

Recording Date: December 9, 1988
 Recording No.: 8812090002

Modification(s) of said Bylaws

Recording Date: May 8, 2020
 Recording No.: 202005080022

4. 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

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

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, 1979
Recording No.: 7911080053

5. Any Conditions, covenants, restrictions, reservations, easements of record and unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in first Deed out from Skyline Beach Club, Inc.
6. Provisions contained in the articles of incorporation and bylaws of Skyline Beach Club, recorded under recording number 200907280031, including any liability to assessment lien.

Modification(s) of said Bylaws:

Recording Date: August 29, 2013
Recording No.: 201308290044

Recording Date: December 21, 2018
Recording No.: 201812210006

7. 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 Survey:

Recording No: 202103220162
8. Assessments, if any, levied by Skyline Beach Club.
9. Assessments, if any, levied by Anacortes.
10. City, county or local improvement district assessments, if any.