

When recorded return to:

Shawn Ronald Delap and Kimberly Dawn Delap
1109 29th Street Unit 203
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20251809

Jun 11 2025

Amount Paid \$7205.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

CHICAGO TITLE
620058493-4pgs

THE GRANTOR(S) John H Biddle and Gloria A Biddle, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys and warrants to Kimberly Dawn Delap and Shawn Ronald Delap, a married
couple

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

UNIT 203, THE RESIDENCE AT STORVIK PARK, A CONDOMINIUM, ACCORDING TO THE
DECLARATION THEREOF RECORDED APRIL 3, 2009, UNDER AUDITOR'S FILE NO.
200904030061 AND SURVEY MAP AND PLANS THEREOF RECORDED APRIL 3, 2009, UNDER
AUDITOR'S FILE NO. 200904030062, 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): P128415 /4982-000-203-0000,

Subject to:

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

STATUTORY WARRANTY DEED

(continued)

Dated: June 9, 2025

John H Biddle
John H Biddle
Gloria A. Biddle
Gloria A Biddle

State of Washington

County of KingThis record was acknowledged before me on 6/9/2025 by John H Biddle and Gloria A Biddle.

Cheryl A Goodwin
(Signature of notary public)
Notary Public in and for the State of Washington
My commission expires: 2-23-2028

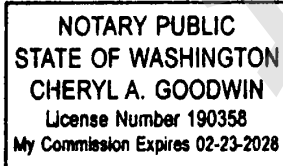


EXHIBIT "A"**Exceptions**

1. An exclusive and perpetual easement and right-of-way through, under and across said premises for sewer lines, together with rights of ingress and egress, as granted to the City of Anacortes, a municipal corporation, by instrument dated October 14, 1954, and recorded November 13, 1961, under recording number 614392 .
2. 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: 200509260191
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 Residence at Storvik Park Condo:
Recording No: 200904030062
4. 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: April 3, 2009
Recording No.: 200904030061
Modification(s) of said covenants, conditions and restrictions
Recording Date: May 13, 2022
Recording No.: 202205130082
5. Lien of assessments levied pursuant to the Declaration, any amendments thereto, and any applicable statutes for The Residence at Storvik Park Owners' Association.
6. 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

EXHIBIT "A"Exceptions
(continued)

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."

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