

When recorded return to:

Tina Marie Brown, Trustee, under the Survivors
Trust under the Gregory and Tina Brown Living
Trust, dated July 24, 2009
5526 Sugarloaf Street
Anacortes, WA 98221



201405050060

Skagit County Auditor
5/5/2014 Page

1 of

\$74.00

3 11:27AM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial
Mount Vernon, WA 98273
Escrow No.: 620021159

CHICAGO TITLE
620021159

STATUTORY WARRANTY DEED

THE GRANTOR(S) John Entermann and Dulcie E. Entermann, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Tina Maria Brown, Trustee, or her successors in trust, under
the SURVIVOR'S TRUST under the GREGORY AND TINA BROWN LIVING TRUST, dated July 24,
2009, and any amendments thereto.

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

Lot 26, SKYLINE NO. 1, according to the plat thereof, recorded in Volume 8 of Plats, pages 49 and
50, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P59033 / 3817-000-026-0007

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in
Chicago Title Company Order 620021159, Schedule B, Special Exceptions; and Skagit Country Right
To Farm Ordinance, which are attached hereto and made a part hereof.

Dated: April 30, 2014

John Entermann

Dulcie E. Entermann

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20141503
MAY 05 2014

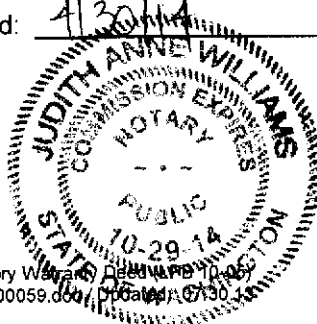
Amount Paid \$ 8282-
By Skagit Co. Treasurer
Deputy

State of WASHINGTON
COUNTY of SKAGIT

I certify that I know or have satisfactory evidence that

JOHN ENTERMANN + DULCIE E. ENTERMANN
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: 4/30/14



Name: JUDITH ANNE WILLIAMS
Notary Public in and for the State of WA
Residing at: STANWOOD, WA
My appointment expires: 10/29/14

SCHEDULE "B"

SPECIAL EXCEPTIONS

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 NO. 1:
Recording No: 636081
2. Easement, including the terms, covenants, and provisions thereof, granted by instrument
Recorded: January 26, 1962
Auditor's No.: 617291, records of Skagit County, WA
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
NOTE: Exact location is not disclosed of record
3. Covenants, conditions, and restrictions contained in declaration of restrictions
Recorded: May 16, 1963
Auditor's No.: 636012, records of Skagit County, WA
Executed by: Skyline on Burrows Bay, Inc.

MODIFIED by instrument
Recorded: April 17, 1964
Auditor's No.: 649323, records of Skagit County, WA
4. Any unpaid assessments or charges, and liability to further assessments or charges, for which a lien may have arisen (or may arise), disclosed by instrument
Recorded: January 23, 1973
Auditor's No.: 779678, records of Skagit County, WA
Imposed by: Skyline Beach Club, Inc.
5. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: June 14, 1977
Auditor's No(s): 860507, records of Skagit County, Washington
In favor of: City of Anacortes
For: Utilities
6. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: March 26, 1964
Auditor's No(s): 648337, records of Skagit County, Washington
In favor of: Puget Sound Power & Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
Affects: 5 feet Easterly of and parallel to the Westerly line of Lot 26
7. ByLaws Skyline Beach Club and the terms and conditions thereof

Recording Date: July 28, 2009
Recording No.: 200907280031
8. Assessments, if any, levied by Skyline Beach Club, Inc..
9. Assessments, if any, levied by City of Anacortes.
10. City, county or local improvement district assessments, if any.
11. General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1 of the tax year.



201405050060

SKAGIT COUNTY RIGHT TO FARM ORDINANCE

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



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