UNOFFICIAL DOCUMENT

When recorded return to:
Rene Rodriguez
23984 Old Day Creek Road
Sedro Woolley, WA 98284

201802150097
Skagit County Auditor
2/15/2018 Page 1 of 3 3:25PM
$76.00

Filed for record at the request of:

CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620033345

Escrow No.: 620033345

STATUTORY WARRANTY DEED

THE GRANTOR(S) John Sheahan, an unmarried man

for and in consideration of Ten And No/100 Dollars ($10.00), and other valuable consideration in hand paid, conveys, and warrants to Rene Rodriguez, a married person as his separate estate

the following described real estate, situated in the County of Skagit, State of Washington:
Lot 4, Block 7, NORTH PARK ADDITION TO CLEAR LAKE, according to the plat thereof, recorded in Volume 4 of Plats, page 16, records of Skagit County, Washington;

EXCEPT the South 37.24 feet.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P112024 / 4142-007-004-0000,

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20186000
FEB 15 2018
Amount Paid $ 2021.74
Skagit Co. Treasurer
By Deputy

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

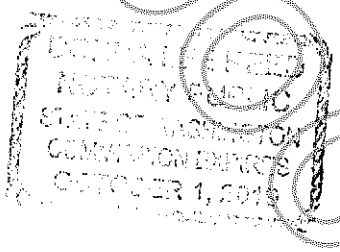
Dated: January 24, 2018

X _____
John Sheahan

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that John Sheahan is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.
Dated: 2/15/18

_____
Name: Donna Lee Reed
Notary Public in and for the State of Washington
Residing at: Marysville, WA
My appointment expires: 10/1/2019



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EXHIBIT "A"
Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument(s);
   Recorded: October 16, 1929
   Auditor's No(s).: 152 of Deeds, page 158, records of Skagit County, Washington
   In favor of: Puget Sound Pulp and Timber
   For: Maintain a water line

2. Easement, including the terms and conditions thereof, disclosed by instrument(s);
   Recorded: March 25, 1994
   Auditor's No(s).: 9403250119, records of Skagit County, Washington
   In favor of: Earl E. Burt, et ux
   Affects: East 8 feet

3. Easement, including the terms and conditions thereof, disclosed by instrument(s);
   Recorded: March 25, 1994
   Auditor's No(s).: 9403250119, records of Skagit County, Washington
   For: Water line
   Affects: East 8 feet

   CR2A Agreement including the terms, covenants and provisions thereof

   Filed: September 30, 2016
   Superior Court No.: 16-3-00096-3

4. City, county or local improvement district assessments, if any.

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