

SUBDIVISION

Issued By:



CHICAGO TITLE INSURANCE COMPANY

Guarantee/Certificate Number:

500158562
Update 1

CHICAGO TITLE INSURANCE COMPANY
a corporation, herein called the Company

GUARANTEES

Land Pro Group Inc

herein called the Assured, against actual loss not exceeding the liability amount stated in Schedule A which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

LIABILITY EXCLUSIONS AND LIMITATIONS

1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurance herein set forth, but in no event shall the Company's liability exceed the liability amount set forth in Schedule A.

Please note carefully the liability exclusions and limitations and the specific assurances afforded by this guarantee. If you wish additional liability, or assurances other than as contained herein, please contact the Company for further information as to the availability and cost.

Chicago Title Company of Washington
3002 Colby Ave., Suite 200
Everett, WA 98201

Countersigned By:

Kristy Jeglum

Kristy Jeglum
Authorized Officer or Agent



Chicago Title Insurance Company

By:

Michael J. Nolan

Michael J. Nolan, President

Attest:

Marjorie Nemzura

Marjorie Nemzura, Secretary

ISSUING OFFICE:
Title Officer: Builder Unit Chicago Title Company of Washington 3002 Colby Ave., Suite 200 Everett, WA 98201 Fax: (866)827-8844 Main Phone: (425)259-8223 Email: evebuilder@ctt.com

SCHEDULE A

Liability	Premium	Tax
\$1,000.00	\$350.00	\$34.65

Effective Date: June 27, 2025 at 08:00 AM

The assurances referred to on the face page are:

That, according to those public records which, under the recording laws, impart constructive notice of matter relative to the following described property:

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

Title to said real property is [vested in:](#)

JM1 Holdings, LLC, a Washington Limited Liability Company as to Parcels A and B and E;
 Matthew Larson who also appears as Matt Larson, as his separate estate as to Parcel C;
 Rodney J. Nissen, as his separate estate as to Parcel D;
 Douglas W. Connelly and Louise B. Connelly, husband and wife as to Parcel F

subject to the matters shown below under Exceptions, which Exceptions are not necessarily shown in the order of their priority.

END OF SCHEDULE A

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): [010380-000-997-00](#) and [010380-000-999-00](#)

PARCEL A:

TRACT 999, ALTERATION OF THE PLAT OF ROOSEVELT RIDGE A RURAL CLUSTER SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED UNDER [AUDITOR'S FILE NUMBER 200904025210](#), RECORDS OF SNOHOMISH COUNTY, WASHINGTON;

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

PARCEL B: 4-013

A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST W. N., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 2°13'53" WEST ALONG THE WEST LINE THEREOF FOR 451.03 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH 2°13'53" WEST ALONG SAID WEST LINE FOR 451.03 FEET;
THENCE SOUTH 89°04'53" EAST FOR 484.95 FEET;
THENCE SOUTH 2°13'53" EAST FOR 451.51 FEET;
THENCE NORTH 89°01'28" WEST FOR 484.97 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER THE WEST 60.0 FEET OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER LYING NORTH OF NORTH LINE OF ABOVE DESCRIBED TRACT, AND OVER THE EAST 60.0 FEET OF THE NORTH 60.0 FEET OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST, W.M., AND OVER THE EAST 60.0 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER LYING SOUTHERLY OF THE NORTH MARGIN OF 123RD ST. S.E. EXTENDED WESTERLY.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

PARCEL C: 4-017

THE SOUTH HALF OF THE FOLLOWING AS MEASURED ALONG THE EAST AND WEST LINES OF THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST W. N., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 2°13'53" WEST ALONG THE WEST LINE THEREOF FOR 902.06 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH 2°13'53" WEST ALONG SAID WEST LINE FOR 451.03 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 26;
THENCE SOUTH 89°08'14" EAST ALONG THE NORTH LINE OF SAID SUBDIVISION FOR 484.95 FEET;
THENCE SOUTH 2°13'53" EAST FOR 451.51 FEET;
THENCE NORTH 89°04'28" WEST FOR 484.95 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER THE WEST 60.0 FEET OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER LYING NORTH OF NORTH LINE OF ABOVE DESCRIBED TRACT, AND OVER THE EAST 60.0 FEET OF THE NORTH 60.0 FEET OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST, W.M., AND OVER THE EAST 60.0 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER LYING SOUTHERLY OF THE NORTH

EXHIBIT "A"
Legal Description

MARGIN OF 123RD ST. S.E. EXTENDED WESTERLY.

BEING ESTABLISHED BY DOCUMENT RECORDED UNDER [AUDITOR'S FILE NO. 201308190805](#)

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

PARCEL D: 4-012

THE NORTH HALF OF THE FOLLOWING AS MEASURED ALONG THE EAST AND WEST LINES OF THE FOLLOWING DESCRIBED PARCEL:

A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST W. N., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 2°13'53" WEST ALONG THE WEST LINE THEREOF FOR 902.06 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH 2°13'53" WEST ALONG SAID WEST LINE FOR 451.03 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 26;
THENCE SOUTH 89°08'14" EAST ALONG THE NORTH LINE OF SAID SUBDIVISION FOR 484.95 FEET;
THENCE SOUTH 2°13'53" EAST FOR 451.51 FEET;
THENCE NORTH 89°04'28" WEST FOR 484.95 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER THE WEST 60.0 FEET OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER LYING NORTH OF NORTH LINE OF ABOVE DESCRIBED TRACT, AND OVER THE EAST 60.0 FEET OF THE NORTH 60.0 FEET OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28 NORTH, RANGE 6 EAST, W.M., AND OVER THE EAST 60.0 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER LYING SOUTHERLY OF THE NORTH MARGIN OF 123RD ST. S.E. EXTENDED WESTERLY.

BEING ESTABLISHED BY DOCUMENT RECORDED UNDER [AUDITOR'S FILE NO. 201308190805](#)

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

PARCEL E: 4-005, 4-007

A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26 TOWNSHIP 28 NORTH, RANGE 6 EAST W.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER;
THENCE NORTH 89°08'14" WEST ALONG THE NORTH LINE THEREOF FOR 60.18 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH 89°08'14" WEST ALONG SAID NORTH LINE FOR 724.16 FEET;
THENCE SOUTH 2°13'53" EAST FOR 338.683 FEET;
THENCE SOUTH 89°05'48" EAST FOR 731.54 FEET;
THENCE NORTH 3°28'18" WEST PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST QUARTER FOR 339.67 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH AN EASEMENT OVER A 60 FOOT PARCEL DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER;
THENCE SOUTH 3°28'18" EAST ALONG THE EAST LINE THEREOF FOR 339.71 FEET;
THENCE NORTH 89°05'48" WEST FOR 60.18 FEET;

EXHIBIT "A"
Legal Description

THENCE NORTH 3°28'18" WEST FOR 339.67 FEET TO THE NORTH LINE OF SAID SOUTHEAST QUARTER;
THENCE SOUTH 89°08'14" EAST ALONG SAID NORTH LINE FOR 60.18 FEET TO THE TRUE POINT OF
BEGINNING.

RESERVING TO THE GRANTORS HEREIN, THEIR HEIRS AND ASSIGNS, AN EASEMENT FOR INSTALLATION AND
MAINTENANCE OF WATER MAIN ALONG THE NORTHERLY AND WESTERLY 20 FEET THEREOF.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON.

PARCEL F: 4-009, 4-011, 4-001

THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 28
NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER;
THENCE SOUTH 03°28'18" EAST ALONG THE EAST LINE THEREOF FOR 339.71 FEET TO THE TRUE POINT OF
BEGINNING;
THENCE CONTINUE SOUTH 03°28'18" EAST ALONG SAID EAST LINE FOR 679.42 FEET;
THENCE NORTH 89°00'38" WEST FOR 806.52 FEET;
THENCE NORTH 02°13'53" WEST FOR 677.25 FEET;
THENCE SOUTH 89°05'48" EAST FOR 791.73 FEET TO THE TRUE POINT OF BEGINNING;

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER;
THENCE SOUTH 3°28'18" EAST ALONG THE EAST LINE THEREOF FOR 339.71 FEET;
THENCE NORTH 89°05'48" WEST FOR 60.18 FEET;
THENCE NORTH 3°28'18" WEST FOR 339.67 FEET TO THE NORTH LINE OF SAID SOUTHEAST QUARTER;
THENCE SOUTH 89°08'14" EAST ALONG SAID NORTH LINE FOR 60.18 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON

SCHEDULE B

GENERAL EXCEPTIONS

- A. Rights or claims of parties in possession, or claiming possession, not shown by the Public Records.
- B. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land.
- C. Easements, prescriptive rights, rights-of-way, liens or encumbrances, or claims thereof, not shown by the Public Records.
- D. Any lien, or right to a lien, for contributions to employee benefit funds, or for state workers' compensation, or for services, labor, or material heretofore or hereafter furnished, all as imposed by law, and not shown by the Public Records.
- E. Taxes or special assessments which are not yet payable or which are not shown as existing liens by the Public Records.
- F. Any lien for service, installation, connection, maintenance, tap, capacity, or construction or similar charges for sewer, water, electricity, natural gas or other utilities, or for garbage collection and disposal not shown by the Public Records.
- G. Unpatented mining claims, and all rights relating thereto.
- H. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof.
- I. Indian tribal codes or regulations, Indian treaty or aboriginal rights, including easements or equitable servitudes.
- J. Water rights, claims or title to water.

SPECIAL EXCEPTIONS

1. No search has been made as to property taxes and assessments. Property taxes and assessments will be searched upon request.

THE FOLLOWING MATTERS AFFECT PARCEL A:

2. Rights to enter said premises to make repairs, and the right to cut brush and trees which constitute a menace or danger to utility lines located on property adjoining said premises:

Recording No.: 493429

Modification(s) of said covenants, conditions and restrictions

Recording Date: March 26, 2004

Recording No.: 200403260859

SCHEDULE B

(continued)

3. Relinquishment of access to State Highway Number State Route 2 and of light, view and air by deed to the State of Washington:
- Recording Date: February 11, 1974
[Recording No.:](#) [2328472](#)
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Purpose: Drainfield
Recording Date: June 9, 1980
[Recording No.:](#) [8006090003](#)
Affects: Easterly portion of said premises
5. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, 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 Roosevelt Ridge, a rural cluster subdivision:
- [Recording No.:](#) [200510265136](#)
6. Articles of Incorporation of Roosevelt Ridge Homeowners' Association and the terms, conditions and provisions contained therein:
- Recording Date: October 26, 2005
[Recording No.:](#) [200510260214](#)
7. By-Laws of the Roosevelt Ridge Homeowners' Association and the terms and conditions thereof:
- Recording Date: October 26, 2005
[Recording No.:](#) [200510260215](#)
8. 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: October 26, 2005
[Recording No.:](#) [200510260216](#)
- Modification(s) of said covenants, conditions and restrictions
- Recording Date: June 9, 2011
[Recording No.:](#) [201106090088](#)

SCHEDULE B

(continued)

9. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Harmon Enterprises
 Purpose: ingress, egress and utilities
 Recording Date: July 9, 2007
[Recording No.:](#) [200707090573](#)
 Affects: A portion

10. 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 Alteration of the Plat of Roosevelt Ridge:

[Recording No:](#) [200904025210](#)

11. Utility Connection, Metering and Access Agreement, and the terms and conditions thereof:

Recording Date: September 25, 2019
[Recording No.:](#) [201909250409](#)

THE FOLLOWING MATTERS AFFECT PARCEL B:

12. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Pope & Talbot, Inc., a corporation
 Purpose: Road
 Recording Date: January 7, 1952
[Recording No.:](#) [1014116](#)
 Affects: as described in said [instrument](#)

- [13.](#) Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Public Utility District No. 1 of Snohomish County
 Purpose: Easement for Underground
 Recording Date: September 11, 1985
[Recording No.:](#) [8509110074](#)
 Affects: as described in said instrument

THE FOLLOWING MATTERS AFFECT PARCEL C:

14. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Pope & Talbot, Inc., a corporation
 Purpose: Road
 Recording Date: January 7, 1952
[Recording No.:](#) [1014116](#)
 Affects: as described in said instrument

SCHEDULE B
(continued)

15. Reservations and recitals contained in the Deed as set forth below:
- Grantor: Pope and Talbott
Recording Date: January 7, 1952
[Recording No.:](#) [1014116](#)
- Said document provides for, among other things, the following:
Refer to document for details
16. Release of Damages and the terms and conditions thereof:
- [Recording No.:](#) [2118148](#)
17. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Purpose: Access
Recording Date: June 21, 1978
[Recording No.:](#) [7806210028](#)
Affects: West 60 feet of said premises
18. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Purpose: Access
Recording Date: July 19, 1982
[Recording No.:](#) [8207160188 and 8209080103](#)
Affects: The West 60 feet of said premises
19. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:
- In favor of: Public Utility District No. 1 of Snohomish County
Purpose: Easement for Underground
Recording Date: September 11, 1985
[Recording No.:](#) [8509110073](#)
Affects: as described in said instrument
20. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Granted to: Public Utility District No. 1 of Snohomish County
Purpose: Electric transmission and/or distribution line
Recording Date: September 14, 1989
[Recording No.:](#) [8909140241](#)
Affects: A portion
21. Acknowledgement of Lots Created by Testamentary Provisions of the Laws of Descent
- Recording Date: August 19, 2013
[Recording No.:](#) [201308190804](#)

SCHEDULE B
(continued)

22. Please be advised that our search did not disclose any open Deeds of Trust of record. If you should have knowledge of any outstanding obligation, please contact the Title Department immediately for further review prior to closing.
23. We find various matters of record against persons/entities with name(s) similar to Matt Larson.
- The Company requires that the Confidential Information Statement(s) attached to this commitment be completed and returned to this office in a timely manner in order for the Company to make a final determination as to the effect of said matters.

THE FOLLOWING MATTERS AFFECT PARCEL D:

24. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Pope & Talbot, Inc., a corporation
Purpose: Road
Recording Date: January 7, 1952
[Recording No.:](#) [1014116](#)
Affects: as described in said instrument

25. Reservations and recitals contained in the Deed as set forth below:

Grantor: Pope and Talbott
Recording Date: January 7, 1952
[Recording No.:](#) [1014116](#)

Said document provides for, among other things, the following:
Refer to document for details

26. Release of Damages and the terms and conditions thereof:

[Recording No.:](#) [2118148](#)

27. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Purpose: Access
Recording Date: June 21, 1978
[Recording No.:](#) [7806210028](#)
Affects: West 60 feet of said premises

28. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Purpose: Access
Recording Date: July 19, 1982
[Recording No.:](#) [8207160188 and 8209080103](#)
Affects: The West 60 feet of said premises

SCHEDULE B
(continued)

29. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Public Utility District No. 1 of Snohomish County
Purpose: Easement for Underground
Recording Date: September 11, 1985
[Recording No.:](#) [8509110073](#)
Affects: as described in said instrument

30. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Public Utility District No. 1 of Snohomish County
Purpose: Electric transmission and/or distribution line
Recording Date: September 14, 1989
[Recording No.:](#) [8909140241](#)
Affects: A portion

31. Acknowledgement of Lots Created by Testamentary Provisions of the Laws of Descent

Recording Date: August 19, 2013
[Recording No.:](#) [201308190804](#)

32. Please be advised that our search did not disclose any open Deeds of Trust of record. If you should have knowledge of any outstanding obligation, please contact the Title Department immediately for further review prior to closing.

33. We find various matters of record against persons/entities with name(s) similar to Rodney Nissen.

The Company requires that the Confidential Information Statement(s) attached to this commitment be completed and returned to this office in a timely manner in order for the Company to make a final determination as to the effect of said matters.

THE FOLLOWING MATTERS AFFECT PARCEL E:

34. Reservations of oil, coal, gas and minerals and/or mineral rights of any nature, and right of entry to explore same, contained in the deed

[Recording No.:](#) [1014116](#)

35. Release of damages and the terms and conditions thereof:

[Recording No.:](#) [2118148](#)

SCHEDULE B

(continued)

36. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Norman C. Huber and Murna R. Huber, his wife, dba Huber Development Corporation, a Washington corporation
 Purpose: Easement for installation and maintenance of water main
 Recording Date: February 14, 1985
[Recording No.:](#) [8502140372](#)
 Affects: Northerly and westerly 20 feet thereof

37. The search did not disclose any open mortgages or deeds of trust of record, therefore the Company reserves the right to require further evidence to confirm that the property is unencumbered, and further reserves the right to make additional requirements or add additional items or exceptions upon receipt of the requested evidence.

THE FOLLOWING MATTERS AFFECT PARCEL F:

38. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Purpose: road
 Recording Date: January 7, 1952
 Recording No.: 1041116
 Affects: East 30 feet

39. Reservations and recitals contained in the Deed as set forth below:

Recording Date: January 7, 1952
 Recording No.: 1041116

40. Release of Damages

Recording Date: October 21, 1969
[Recording No.:](#) [2118148](#)

41. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Purpose: Not disclosed
 Recording Date: February 14, 1985
[Recording No.:](#) [8502140372](#)
 Affects: East 60.18 feet of the North 339.67 feet

42. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Purpose: ingress, egress and utilities
 Recording Date: June 15, 1988
[Recording No.:](#) [8806150517](#) and [8806150517](#)
 Affects: A portion

SCHEDULE B

(continued)

43. 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, as set forth in the document

Recording Date: June 6, 2013
[Recording No.:](#) [201306060310](#)

44. A deed of trust to secure an indebtedness in the amount shown below,

Amount: \$80,000.00
Dated: December 14, 1989
Trustor/Grantor: Doug Connelly and Louise Connelly, husband and wife
Trustee: Transamerica Title Insurance Company
Beneficiary: Marvin H. Ashford and Elva I. Ashford, husband and wife
Recording Date: January 8, 1990
[Recording No.:](#) [9001080451](#)
Affects: Portion of said premises

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

46. The Company's liability for this report is limited to \$1,000.00. This report is based on the company's property records, and no liability is assumed for items misindexed or not indexed in the public records, or for matters which would be disclosed by an inquiry of the parties in possession or by an accurate survey or inspection of the premises. This report and the legal description given herein are based upon information supplied by the applicant as to the location and identification of the premises in question, and no liability is assumed for discrepancies resulting therefrom. This report does not represent either a commitment to insure title, an examination of, or opinion as to the sufficiency or effect of the matter shown, or an opinion as to the marketability of title to the subject premises.

END OF SCHEDULE B