

AFTER RECORDING MAIL TO:

Adam Jones
4072 San Juan Blvd
Anacortes, WA 98221

199911220136

Kathy Hill, Skagit County Auditor
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Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: PA-91655-E

LAND TITLE COMPANY OF SKAGIT COUNTY Statutory Warranty Deed

Grantor(s): Thomas P. Harville, Lauralee Harville
Grantee(s): Adam Jones, April Jones
Abbreviated Legal: Apt. 20, Pier A, Anchor Cove Marina
Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): P79170 4331-000-020-0008

THE GRANTOR THOMAS P. HARVILLE and LAURALEE HARVILLE, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ADAM JONES and APRIL JONES, husband and wife the following described real estate, situated in the County of SKAGIT, State of Washington:

See Attached Exhibit A

See Attached Exhibit B

32000
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

NOV 22 1999

Dated this 12th day of November, 1999

Amount Paid \$ 1,112.50
Skagit County Treasurer
By: DC Deputy

By Thomas P. Harville
Thomas P. Harville

By

By Lauralee Harville
Lauralee Harville

By

STATE OF WASHINGTON }
County of Skagit Snahomish } SS:

I certify that I know or have satisfactory evidence that Thomas P. Harville and Lauralee Harville are the person s who appeared before me, and said person s acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: November 2 1999

Vasiliki Barokas
Notary Public in and for the State of Washington
Residing at Edmonds WA
My appointment expires: June 29, 2002



EXHIBIT "A"

PARCEL "A":

Leasehold Estate in Apartment 20, Pier "A" as shown on Survey of Anchor Cove Marina, a condominium, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30 and as identified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125, and as identified by Elevation of Piers recorded under Auditor's File No. 825124, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

An undivided 0.6176 percentage interest in the land lying within Anchor Cove Marina, as shown on Survey of Anchor Cove Marina, a condominium, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30, and as identified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125,

EXCEPT those portions lying within Tracts 1A and 1 through 26, inclusive, Pier A;
Tract 1B and 27 through 75, inclusive, Pier B;
Tracts 76 through 125, inclusive, Pier C;
and Tracts 126 through 187, inclusive, Pier D;
(Said undivided 0.6176 interest being a leasehold estate in those portions delineated as Parcel C, D, E and F on the face of said survey and the fee simple estate in the remainder).

Situate in the City of Anacortes, County of Skagit, State of Washington.

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Exhibit B

SUBJECT TO: Terms, covenants and conditions contained within that certain Lease recorded April 3, 1974, under Auditor's File No. 798754; terms and conditions of Assignment and Ratification dated February 23, 1981, recorded July 15, 1981, under Auditor's File No. 8107150056; Terms covenants and conditions contained within that certain Lease recorded May 31, 1974, under Auditor's File No. 801512, said Auditor's File No. is a re-recording of 798756; Terms and conditions of Assignment and Ratification dated February 23, 1981, recorded July 15, 1981, under Auditor's File No. 8107150056; Terms, covenants and conditions contained within that certain Lease recorded April 3, 1971, under Auditor's File No. 798757; Terms and conditions of Assignment and Ratification dated February 23, 1981, recorded July 15, 1981, under Auditor's File No. 8107150056; Rights, if any, of the Great Northern Railway Company to operate and maintain spur tracks over and across said premises; Easement for right of way for the construction, maintenance and operation of a railway track or tracks over and across a strip of land 16 feet wide in favor of Great Northern Railway Company, recorded August 22, 1946, under Auditor's File No. 395207; Easement for submarine cables in favor of Puget Sound Power & Light Company, dated July 20, 1959 and January 14, 1964, under Application Nos. 25646 and 29205; Rights of City of Anacortes to construct, maintain and operate sewers in vacated streets, as reserved in ordinances of vacation; Right of navigation, together with incidental rights of fishing, boating, swimming, water skiing and other related recreational purposes generally regarded as corollary to the right of navigation and the use of public waters, See Wilbour vs. Gallagher 77 Washington Decision 2nd, page 307; Covenants, conditions, restrictions, easement and assessments contained in Declaration dated October 16, 1975, recorded October 21, 1975, under Auditor's File No. 825125, Amendments to covenants recorded under Auditor's File Nos. 8402230007, 8312140008, 9001180014, 9212170010, 9212170011 and 9212170012; Right* of ingress and egress over portion of the Plat, designated as common area or limited common and the right to use said areas for all proper purposes in favor of the other holders of undivided interests or occupants of the numbered lots; Any questions which may arise due to a title gap.

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