



200312300117

Skagit County Auditor

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AFTER RECORDING MAIL TO:

Name PAUL E. GROESBECK, JEAN V. GROESBECK

Address 4010 OAKES AVENUE

City, State, Zip ANACORTES, WA 98221

00076711

Filed for Record at Request of First American Title of Skagit County

Statutory Warranty Deed

FIRST AMERICAN TITLE CO.

76711E2

THE GRANTOR LANCE MARVIN, A Single Man, for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys and warrants to PAUL E. GROESBECK and JEAN V. GROESBECK, Husband and Wife, the following described real estate, situated in the County of SKAGIT, State of Washington:

See Exhibit A attached hereto and made a part hereof.

Unit 47, FIDALGO MARINA

"This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey."

# 6510  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

DEC 30 2003

Amount Paid \$ 3560.00  
Skagit County Treasurer  
By: Deputy

Assessor's Property Tax Parcel Account Number(s): 4599-000-047-0006 P102577

Dated: December 26, 2003.

Lance Marvin

LANCE MARVIN

by ERIC DEGAYER

Eric Degayer

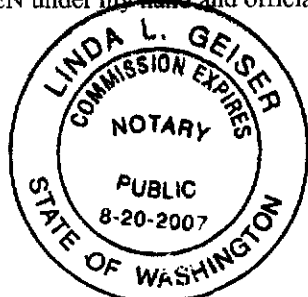
ATTORNEY IN FACT

STATE OF WASHINGTON  
COUNTY OF Skagit

} ss

On this 26th day of December, 2003, before me personally appeared Eric Degayer, to me known to be the individual described in and who executed the within and foregoing instrument for LANCE MARVIN, and acknowledged that he signed the same as his free and voluntary act and deed as Attorney-in-Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that said principal is now living and is not insane.

GIVEN under my hand and official seal the day and year last above written.



Linda L. Geiser

Notary Public in and for the State of Washington

Residing at Mt. Vernon

My appointment expires: 8-20-07

**Exhibit A**

**PARCEL "A":**

Unit 47, FIDALGO MARINA CONDOMINIUM, according to Declaration thereof recorded under Auditor's File No. 9302250060, and Correction and Amendment thereto, recorded under Auditor's File Nos. 9303050032 and 9508160024, and Survey Map and Plans thereof recorded in Volume 15 of Plats, pages 75, 76 and 77, records of Skagit County, Washington.

**PARCEL "B":**

A leasehold interest in the following described property:

Marina Slip No. 47 as shown on Exhibit "B" to Condominium recorded under Recording No. 9302250060, Skagit County, Washington, lying within the Harbor Area described in the Lease from the State of Washington, Department of Natural Resources, as lessor, to the City of Anacortes, as lessee, recorded under Recording No. 9207240213, and in the sublease from the City of Anacortes as sublessor, to Fidalgo Marina Partnership, as sublessee recorded under Recording Nos. 9207240214 And 9207310172, records of said County;

**PARCEL "C":**

An undivided 2.10% interest in the Marina Improvements as defined in and conveyed by Quit Claim Deed from Fidalgo Marina Partnership, as grantor, to Peter Paulsen, as grantee, dated March 26, 1993 and recorded on March 26, 1993, under Recording No. 9303260124, records of Skagit County, Washington.



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