

**AFTER RECORDING MAIL TO:**  
**Thomas Diller**  
**PO Box 5009**  
**Bellevue WA 98009**



200409200134

Skagit County Auditor

9/20/2004 Page 1 of 5 3:20PM

**Filed for Record at Request of**  
**Land Title Company Of Skagit County**  
**Escrow Number: 113471-PAE**

**LAND TITLE OF SKAGIT COUNTY**

## **Statutory Warranty Deed**

**Grantor(s): Ralph P Delgiudice, Les and Laura Bonner**  
**Grantee(s): Diller, Diller, and Diller**  
**Abbreviated Legal: A ptn of Lots 23-26 & 33-34, Norman & Woods Add.**  
**Assessor's Tax Parcel Number(s): P58122/3808-000-023-0001, P58128/3808-000-034-0008**

**THE GRANTOR Ralph P. Delgiudice a single man, Les and Laura Bonner Husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION AND AS PART OF AN IRC SECTION 1031 LIKE KIND TAX DEFERRED EXCHANGE in hand paid, conveys and warrants to DILLER, DILLER, AND DILLER, A WASHINGTON GENERAL PARTNERSHIP CONSISTING OF THOMAS DILLER, WILLIAM DILLER AND EARL DILLER EACH A SINGLE MAN, the following described real estate, situated in the County of Skagit, State of Washington.**

### **PARCEL "A":**

That portion of Lot 23, lying North of that certain strip of land conveyed to the City of Anacortes, by deed dated May 15, 1959, and recorded June 15, 1959, under Auditor's File No. 581814, records of Skagit County, Washington, in Volume 302 of Deeds, page 703, "PLAT OF NORMAN & WOOD'S SUB-DIVISION," as per plat recorded in Volume 4 of Plats, page 56, records of Skagit County, Washington.

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

### **PARCEL "B":**

TOGETHER WITH septic easement in favor of subject property as created by Easement for septic system, dated July 16, 1982, recorded July 27, 1982, under Auditor's File No. 8207270035, records of Skagit County, Washington.

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

### **PARCEL "C":**

TOGETHER WITH parking easement in favor of subject property as created by Easement recorded July 23, 1993, under Auditor's File No. 9307230020, records of Skagit County, Washington.

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

### **PARCEL "D":**

That portion of Lots 24, 25, 33, 34 and that portion of Lot 26, if any, lying North of that certain strip of land conveyed to the City of Anacortes, by Deed dated May 15, 1959, and recorded June 15, 1959, under Auditor's File No. 581814, in volume 302 of Deeds, page 703, "PLAT OF NORMAN & WOOD'S SUBDIVISION," as per plat recorded in Volume 4 of Plats, page 56, records of Skagit County, Washington.

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

pg 1 of 5

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

Dated September 17, 2004

Ralph P. Delgiudice  
Ralph P. Delgiudice

see Countersigned Copy  
Les Bonner

see Countersigned Copy  
Laura Bonner

STATE OF the  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Ralph P Delgiudice  
the person(s) who appeared before me, and said person(s) acknowledged that he/she/they  
signed this instrument and acknowledge it to be his/her/their free and voluntary act for the  
uses and purposes mentioned in this instrument.

Dated: 9/20/04

Smith

Notary Public in and for the State of the  
Residing at Decatur Island  
My appointment expires: 4/20/07



# 5054  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

SEP 20 2004  
12,749.50

Amount Paid \$  
Skagit Co. Treasurer  
By CL Deputy



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**EXCEPTIONS:**

**A. NON-EXCLUSIVE EASEMENT AND THE TERMS, COVENANTS AND PROVISIONS THEREOF, AS DISCLOSED BY INSTRUMENT:**

Recorded: June 2, 1978  
Auditor's No.: 880711  
For: Ingress and egress  
Affects: Over and along an existing driveway approximately 25 feet wide along the line between Lots 23 and 24

**B. Terms, conditions and provisions of beneficial easement for septic system as disclosed by Declaration of Easement recorded July 27, 1982, under Auditor's File No. 8207270035.**

**C. TERMS AND CONDITIONS OF BENEFICIAL PARKING EASEMENT AND THE TERMS AND CONDITIONS THEREOF:**

Recorded: July 23, 1993  
Auditor's No.: 9307230020



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Escrow Number: 113471-PAE

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Grantee(s): Diller, Diller, and Diller  
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Situate in the City of Anacortes, County of Skagit, State of Washington

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LFB-10



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Skagit County Auditor

SUBJECT TO: SEE ATTACHED SCHEDULE B-1.

Dated September 17, 2004

*see counter signed copy*  
Ralph P. Deigindice.

*Laura J Bonner POA*  
Les Bonner for Les Bonner

*Laura Bonner*  
Laura Bonner

STATE OF Alaska  
COUNTY OF 3rd Judicial District SS:

I certify that I know or have satisfactory evidence that Laura J Bonner executed this instrument for herself and as Atty in Fact for\* the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

\*Les Bonner & acknow. that she signed and sealed the same as his free and voluntary act and deed for him & also as the free & vol. act as Atty in Fact.

Dated:



Notary Public in and for the State of Alaska  
Residing at Anchorage  
My appointment expires: 5-5-2005

\* STATE OF

Country of

On Oath stated that the power of Atty authorizing the execution of this instrument has not been revoked and that the said principal in now living and is not incompetent

On this \_\_\_\_\_ day of \_\_\_\_\_ before me personally appeared \_\_\_\_\_ to me known to be the individual described in and who executed the foregoing instrument for \_\_\_\_\_ self and also as Attorney in Fact for \_\_\_\_\_ he signed and sealed the same as \_\_\_\_\_ free and voluntary act and deed for \_\_\_\_\_ self and also as \_\_\_\_\_ 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 the said principal is now living and is not incompetent.

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

ACKNOWLEDGMENT,  
INDIVIDUAL AS ATTORNEY IN FACT.

Form No. W. 13.1

Notary Public in and for the State of  
residing at

*pg 585*



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