

When recorded return to:
Mr. and Mrs. James A. Dunlap
14973 Washington Street
Anacortes, WA 98221



201005210089
Skagit County Auditor

5/21/2010 Page 1 of 2 3:15PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 136307-OAE

136307-OAE

LAND TITLE OF SKAGIT COUNTY

Grantor: Jack A. Marshall and Judy B. Marshall
Grantee: James A. Dunlap and Jacqueline L. Dunlap
Tax Parcel Number(s): P73358/4103-000-003-0005
Abbreviated Legal: Lot 3, Dawn Add

Statutory Warranty Deed

THE JACK A. MARSHALL AND JUDY B. MARSHALL, HUSBAND AND WIFE for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAMES A. DUNLAP AND JACQUELINE L. DUNLAP, HUSBAND AND WIFE the following described real estate, situated in the County of Skagit, State of Washington

Legal Description attached hereto as Exhibit "A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 136307-OAE.

^{12²⁰}
Dated May 11, 2010

Jack A. Marshall

Jack A. Marshall

Judy B. Marshall

Judy B. Marshall

STATE OF Oregon }
COUNTY OF Jackson } SS:

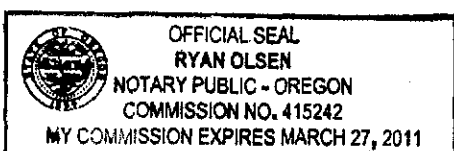
I certify that I know or have satisfactory evidence that Jack A. Marshall and Judy B. Marshall

the person who appeared before me, and said person 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.

²⁰
Dated: May 12, 2010

R. Olsen

Notary Public in and for the State of Oregon
Residing at Monte Vista, OR
My appointment expires: 3-27-11



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
1456
MAY 21 2010
Amount Paid \$ 3031.00
By *John* Skagit Co. Treasurer
Deputy

EXHIBIT "A"

PARCEL "A":

Lot 3, "DAWN ADDITION," Fidalgo City, Skagit County, Washington, as per plat recorded in Volume 7 of Plats, page 49, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A non-exclusive easement for beach rights and ingress and egress thereto as granted and conveyed by Warren Kincaid, et ux, by instrument recorded August 3, 1972, under Auditor's File 772066, records of Skagit County, Washington;

EXCEPT that portion thereof, if any, of the West 27 feet of Lots 14 and 22, inclusive, Block 187, MAP OF FIDALGO CITY, as per plat recorded in Volume 2 of Plats, page 113, records of Skagit County, Washington, described in said easement that may lie beyond the line of ordinary high tide, or the meander line, whichever is furthest out;

AND ALSO EXCEPT any portion of the East 48 feet of vacated Washington Street described in said easement which may lie beyond the line of mean low tide.

Situate in the County of Skagit, State of Washington.



201005210089

Skagit County Auditor