

When recorded return to:

Gordon Bannister and Lynn Bannister
5104 Heather Drive
Anacortes, WA 98221



201104290066

Skagit County Auditor

4/29/2011 Page 1 of 3 2:00PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY

425 Commercial, PO BOX 638
Mount Vernon, WA 98273

Order No.: 620012810

STATUTORY WARRANTY DEED

THE GRANTOR(S) Richard E. Holt and Teresa A.P. Coffey as trustees of The Holt/Coffey Family Trust, dated January 26, 2010

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Gordon E Bannister and Lynn M Bannister, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:

Lots 6 and 7, Block 104, NORTHERN PACIFIC ADDITION TO THE CITY OF ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Tax Parcel Number(s): P58184, 3809-104-007-0000

Subject to: Covenants, conditions, restrictions and easements of record.

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

Dated: April 22, 2011

Richard E. Holt and Teresa A.P. Coffey as trustees of The Holt/Coffey Family Trust, dated January 26, 2010

BY:

Richard E. Holt
Trustee

BY:

Teresa A.P. Coffey
Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

1271

APR 29 2011

Amount Paid \$ 2327.⁹⁰
Skagit Co. Treasurer
By Deputy

STATUTORY WARRANTY DEED

(continued)

State of Washington

County of SKAGIT

I certify that I know or have satisfactory evidence that

RICHARD E. HOLT AND TERESA A.P. COFFEY
is/are the person(s) who appeared before me, and said person acknowledged that
(he/she/~~they~~) signed this instrument, on oath stated that (he/she/~~they~~) was authorized to execute the
instrument and acknowledged it as the Trustees of THE HOLT/COFFEY FAMILY TRUST, dated
January 26, 2010 to be the free and voluntary act of such party for the uses and purposes mentioned in
the instrument.

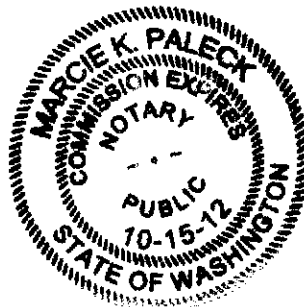
Dated: April 22 2011

Marcie K. Paleck
Name: MARCIE K. PALECK

Notary Public in and for the State of Washington,

Residing at: Procent Jeann, WA

My appointment expires: October 15 2012



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Skagit County Auditor

EXHIBIT "A"
Exceptions

1. Assessments, if any, levied by City of Anacortes.
2. City, county or local improvement district assessments, if any.

Skagit Right to Farm Ordinance

If your real property is adjacent to property used for agricultural operations, or included within an area zoned for agricultural purposes, you may be subject to inconvenience or discomfort arising from such operations, including but not limited to, noise, odors, flies, fumes, dust, smoke, the operation of machinery of any kind during a twenty-four (24) hour period (including aircraft), the storage and disposal of manure, and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. Skagit County has determined that the use of real property for agricultural operations is a high priority and favored use to the county and will not consider to be a nuisance those inconveniences or discomforts arising from agricultural operations, if such operations are consistent with commonly accepted good management practices and comply with local, State and Federal laws.



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