

When recorded return to:

Mr. and Mrs. Brandon B. Jenkins  
1404 41st Street  
Anacortes, WA 98221



201111220053  
Skagit County Auditor

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Filed for Record at Request of  
Wells Fargo Escrow Company  
Escrow Number: 05-00170-11

Grantor: Gerald W. Jenkins and Susan L. Jenkins  
Grantee: Brandon B. Jenkins and Katie M. Jenkins

Tax Parcel Number(s): 3779-000-017-0008 (P57043)

Abbreviated Legal:

GUARDIAN NORTHWEST TITLE CO.

102 723 -1

### Statutory Warranty Deed

THE GRANTORS Gerald W. Jenkins and Susan L. Jenkins, Husband and Wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Brandon B. Jenkins and Katie M. Jenkins, Husband and Wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 17 and Ptm. Lot 16, Block 3, "BROWNRIG'S SECOND ADDITION TO ANACORTES"

FULL LEGAL ON PAGE 2

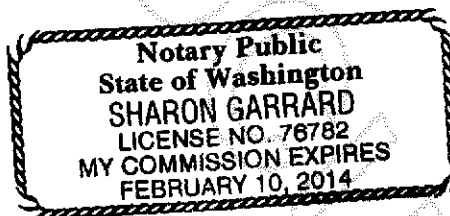
SUBJECT TO ATTACHED SCHEDULE B-1

Tax Parcel Number(s): 3779-000-017-0008 (P57043)

Dated November 21, 2011

Gerald W. Jenkins  
Gerald W. Jenkins

Amount Paid \$ 3369.20  
By Susan L. Jenkins Skagit Co. Treasurer Deputy



State of Washington }  
County of Island } SS:

I certify that I know or have satisfactory evidence that

is/are 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:

November 21, 2011

Sharon Garrard  
Sharon Garrard  
Notary Public in and for the State of Washington  
Residing at Oak Harbor  
My appointment expires: 2/10/2014

**Schedule "C"**  
**Legal Description**

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Lots 16 and 17, Block 3, "BROWNRIG'S SECOND ADDITION TO ANACORTES, WASHINGTON", as per plat recorded in Volume 2 of Plats, page 42, records of Skagit County, Washington, TOGETHER WITH that portion of the vacated West 15 feet of "L" Avenue which has reverted to said premises by operation of law

EXCEPT that portion of Lot 16, described as follows:

Beginning at the Northwest corner of said Lot 16; thence South 00 degrees 02'23" West along the West line thereof, a distance of 3.95 feet to a point immediately North of an existing steel link wire fence; thence South 89 degrees 59'30" East parallel with the North line of said Lot 16, and immediately North of said existing steel link wire fence, a distance of 102.76 feet to the East line of the vacated West 15 feet of "L" Avenue; thence North 00 degrees 04'23" East along said East line, a distance of 3.95 feet to the North line of Lot 16 projected East, thence North 89 degrees 59'30" West along said North line, a distance of 102.75 feet to the point of beginning.



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**SCHEDULE "B-1"**

**EXCEPTIONS:**

**A. UNRECORDED EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:**


In Favor of: The City of Anacortes  
Dated: April 16, 1957  
Ordinance No.: 1211  
Purpose:

Excavation for sewer, water pipe, electric light and power wires and poles and to lay sewer pipe, water pipe, electric light and power conduits, telephone wire conduits, and maintain, repair, renew and replace the same and perform any and all work in connection therewith appropriate for the welfare of the public.

Affects: Portion lying in vacated L Avenue

**B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: William R. Kiesser and Janice F. Kiesser, husband and wife  
Dated: January 11, 1957  
Recorded: January 11, 1957  
Auditor's No.: 546311  
Purpose: Sewer  
Area Affected: North 6 feet of Lot 16

  
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