

When recorded return to:
Wailen E. Bennett and Ann L Bennett
2202 21st Street
Anacortes, WA 98221



Skagit County Auditor \$73.00
10/4/2013 Page 1 of 2 3:39PM

Recorded at the request of:

File Number: 106538

Statutory Warranty Deed

THE GRANTOR The Estate of Gerald E. Simon, deceased and The Estate of Delight B. Simon, deceased for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Wailen E. Bennett and Ann L Bennett, a married couple the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal: GUARDIAN NORTHWEST TITLE CO.
Tract C SP AN-91-004 Ptn. of Block 212 City of Anacortes 106538-1

Tax Parcel Number(s): P56270, 3772-212-020-0007

Tract "C" of Short Plat No. AN-91-004, approved November 10, 1993, recorded November 12, 1993, in Book 11 of Short Plats, pages 14 and 15, under Auditor's File No. 9311120002, and being a portion of the South 1/2 of Block 211, and the North 1/2 of Block 212, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, pages 4 - 7, records of Skagit County, Washington; (said Tract "C" being more specifically described as the East 10 feet of Lot 17 and all of Lots 18 through 20, inclusive, in said Block 212). 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, as per Exhibit "A" attached hereto

Dated: October 3, 2013

The Estate of Gerald E. Simon, deceased and The Estate of Delight B. Simon, deceased.

Ellen Ann Payne PR
By: Ellen Ann Payne, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20134070
OCT 04 2013

Amount Paid \$ 6065.90
Skagit Co. Treasurer
By pk Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Ellen Ann Payne is the person who appeared before me, and said person acknowledged that She signed this instrument and acknowledged it as the Personal Representative of The Estate of Gerald E. Simon and The Estate of Delight B. Simon, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 10-3-2013 Kimberly Barrett



Notary Public in and for the State of Washington
Residing at Car Harbor, Washington
My appointment expires: Aug 6, 2016

Exhibit A

EXCEPTIONS:

A. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Power & Light Company
Dated: June 10, 1992
Recorded: June 19, 1992
Auditor's No.: 9206190067
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines and related facilities.

B. PROTECTIVE COVENANTS, EASEMENTS AND/OR ASSESSMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: November 12, 1993
Recorded: November 12, 1993
Auditor's No.: 9311120119
Executed By: Gerald E. Simon and Delight B. Simon,
husband and wife, "Simon's Short Plat, An-91-004"

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Recorded: May 24, 1994
Auditor's No.: 9405240135

C. ALL EASEMENTS, COVENANTS, RESTRICTIONS, ENCROACHMENTS AND OTHER MATTERS SHOWN ON THE FACE OF THE FOLLOWING SURVEY/PLAT:

Name: Short Plat No. AN-91-004
Recorded: November 12, 1993
Auditor's No.: 9311120002

Guardian Northwest Title and Escrow, Agent for
First American Title Insurance Company



201310040126

Skagit County Auditor

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\$73.00