

When recorded return to:
Jerald L. Zavalney, Carol L. Zavalney and Jerry F. Saia
12062 Marine Drive
Anacortes, WA 98221



Skagit County Auditor
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\$73.00
1:58PM

Recorded at the request of:

File Number: A100340

Statutory Warranty Deed

A100340
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Dewey Weddle, Personal Representative of the Estate of Bennet P. Nelson, deceased for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Jerald L. Zavalney and Carol L. Zavalney, husband and wife, as to an undivided one-half interest, and Jerry F. Saia, a single individual, as to an undivided one-half interest the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Ptn. Lots 17-20, Block 47, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON"

Tax Parcel Number(s): P55170, 3772-047-018-0001, P55171, 3772-047-020-0007

Lot 17, less and EXCEPT therefrom the East 5 feet of the North 35 feet thereof; TOGETHER WITH that portion of the South ½ of the vacated alley lying adjacent thereto; Lots 18, 19 and 20, EXCEPTING the North 35 feet thereof, all in Block 47, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", according to the plat thereof recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

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 11/15/2013

Estate of Bennet P. Nelson

Dewey W. Weddle
By: Dewey Weddle, Personal Representative

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20134788

DEC 02 2013

Amount Paid \$ *6591.⁰⁰*
Skagit Co. Treasurer
By *man* Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Dewey Weddle is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it as the Personal Representative of the Estate of Bennet P. Nelson, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 11-21-13

Vicki L. Hoffman
Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at Anacortes, Washington
My appointment expires: 10/08/2017

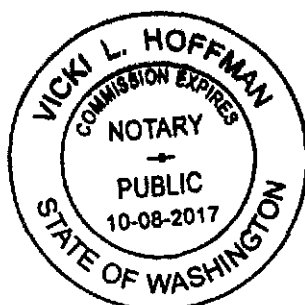


EXHIBIT A

EXCEPTIONS:

A. Reservations contained in City of Anacortes Ordinance No. 1242, dated August 5, 1958, recorded December 15, 1958, under Auditor's File No. 574137, and re-recorded June 24, 1959, under Auditor's File No. 582241, as follows:

The City of Anacortes reserves for itself, forever, the right to go upon said alley for purposes of excavation for sewer, water pipe, electric light and power wires and poles, and to lay sewer pipe, water pipe, electric light and power conduits, phone 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 those portions of vacated alley.)



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