



201312090076

Skagit County Auditor

\$73.00

12/9/2013 Page

1 of

2 11:30AM

AFTER RECORDING, RETURN TO:

Andrew L. Howell
York Howell
6405 South 3000 East, Suite 150
Salt Lake City, Utah 84121
Telephone: (801) 527-1040

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2013 4894

DEC 09 2013

Grantee Address:

O Street Enterprises, LLC
c/o James D. Bentz, Manager
5408 Doon Way
Anacortes, Washington 98221

Tax Parcel No. 3772-065-020-0009**Parcel No. P55353**

Amount Paid \$8
Skagit Co. Treasurer
By *mem* Deputy

STATUTORY WARRANTY DEED

Grantors: James D. Bentz and Candice K. Bentz
Grantee: O Street Enterprises, LLC, a Washington limited liability company
Abbrev. Legal Desc.: Lot 20, Block 65, "Map of the City of Anacortes, Skagit County, Washington"
Assessor's Parcel #: 3772-065-020-0009
Parcel No. P55353

James D. Bentz and Candice K. Bentz, Grantors, of Anacortes, Skagit County, State of Washington, hereby convey and warrant to O Street Enterprises, LLC, a Washington limited liability company, Grantee of 5408 Doon Way, Anacortes, Washington 98221 for the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable considerations, the following described tract(s) of land in Skagit County, State of Washington.

Lot 20, Block 65, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", as per plat recorded in Volume 2 of Plats, Page 4, records of Skagit County, Washington.

Tax Parcel No. 3772-065-020-0009**Parcel No. P55353**

Property address is: 316 O Avenue, Anacortes, Washington 98221

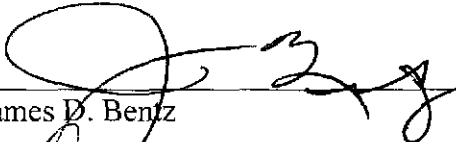
Sellers make no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

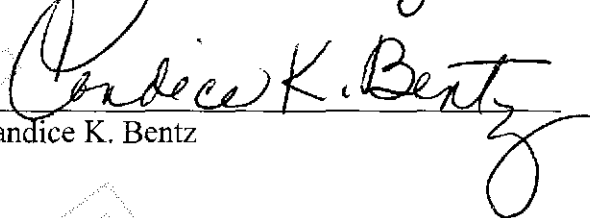
The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other

laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable;
Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances
thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity
and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit
and behalf of the grantee forever.

WITNESS the hands of said Grantors as of the 21 day of OCTOBER, 2013.


James D. Bentz


Candice K. Bentz

STATE OF WASHINGTON)
) : ss.
COUNTY OF Skagit)

On the 21st day of October, 2013, personally appeared before me James D. Bentz
and Candice K. Bentz, the signers of the within instrument, who duly acknowledged to me that
they executed the same.




Notary Public

Residing at: 801 Commercial
Anacortes, WA



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