



201408270077

Skagit County Auditor

\$74.00

8/27/2014 Page

1 of

3 3:41PM

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20143136

AUG 27 2014

POOR ORIGINAL

Amount Paid \$0
Skagit Co. Treasurer
By *HB* Deputy

GENERAL WARRANTY DEED

This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Vic J. Devlaeminck Esq.,
Attorney At Law, Washington State Bar Number: 16609.

After Recording, Send To:

Commitment Number: 381144

ASSESSOR PARCEL IDENTIFICATION NUMBER:
P57067

ABBREVIATED LEGAL : ptn Lt 6, all of Lts 7-10, Blk 280, Anac
Tr. C Survey 200504060099.

EXEMPT: ~~XXXXXXXXXXXXXXXXXXXX~~

LAND TITLE OF SKAGIT COUNTY

149688 SA

Dolly Jean Hein, Trustee of the Dolly Jean Hein Living Trust, hereinafter grantor of Skagit
County, Washington, for \$0.00 and as a gift in consideration paid, grants, with general warranty
covenants to Dolly Jean Hein, a single individual as her separate property, hereinafter
grantee, whose tax mailing address is 201 V Ave., Anacortes, Washington 98221, the following
real property:

LEGAL DESCRIPTION:

All that certain parcel of land situate in the City of Anacortes, County of Skagit and State of Washington bounded and described as follows:

All that part of Lots 6 through 10, Block 280, "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; and all that part of the North 1/2 of the vacated alley in said Block, which lies Westward of a line parallel to and 131.3 feet Eastward of the East line of Avenue "V", aka Lot C of a Survey recorded under Auditor's File No. 200504060099;

TOGETHER WITH a non-exclusive access and utilities easement on the East 20 feet of Lot D in said Survey recorded April 6, 2005 under Auditor's File No. 200504060099.

ALSO TOGETHER WITH a non-exclusive easement for a beach path (also referenced as pathway to beach) across Lots A and B as established by Covenants recorded as Auditor's File No. 200509290040. Situate in the City of Anacortes, County of Skagit, State of Washington.

Tax id#:P57067

Assessor's Parcel Number: P57067

Property Address is: 201 V Ave., Anacortes, Washington 98221.

The real property described above is conveyed subject to general warranty covenants, 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.

Prior instrument reference: 201401230055



201408270077

Executed by the undersigned on 8/21, 2014:

Dolly Jean Hein
Dolly Jean Hein, Trustee of the Dolly Jean Hein Living Trust

STATE OF Washington

COUNTY OF Skagit

The foregoing instrument was acknowledged before me on 8-21, 2014 by **Dolly Jean Hein, Trustee of the Dolly Jean Hein Living Trust** who is personally known to me or has produced drivers license as identification, and furthermore, the aforementioned person has acknowledged that her signature was her free and voluntary act for the purposes set forth in this instrument.

Lisa M. Long
Notary Public

Notary Public
State of Washington
LISA M LONG
My Appointment Expires May 20, 2015

