



201412310092

Skagit County Auditor
12/31/2014 Page\$74.00
1 of 311:38AM

When recorded return to:
Susan R. Gerard
3018 West 3rd Place
Anacortes, WA 98221

Filed for record at the request of:

CHICAGO TITLE
COMPANY OF WASHINGTON425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620022902

CHICAGO TITLE
620022902

STATUTORY WARRANTY DEED

THE GRANTOR(S) Wayne-Stover Corporation

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, conveys, and warrants to Susan R. Gerard, a married woman as her separate estate

the following described real estate, situated in the County of Skagit, State of Washington:

The West 74.99 feet of the East 304.95 feet of Block 506, NORTHERN PACIFIC ADDITION TO ANACORTES, according to the plat thereof recorded in Volume 2 of Plats, pages 9 through 11, records of Skagit County, Washington;

EXCEPT the South 34 feet thereof;

TOGETHER WITH the South 34 feet of West 3rd Street vacated under Ordinance No. 2417 as would attach by operation of law.

Situate in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX20144943
DEC 31 2014

Tax Parcel Number(s): P114278 / 3809-506-010-0000

Amount Paid \$ 10.00
By *MB* Skagit Co. Treasurer Deputy

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: December 30, 2014

Wayne-Stover Corporation

BY: *Monica Gerard Bower*
Monica Gerard Bower
Secretary-Treasurer

STATUTORY WARRANTY DEED
(continued)

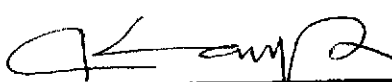
State of Maryland

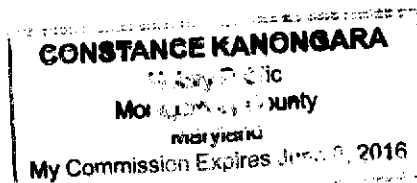
Bethesda of Montgomery County

I certify that I know or have satisfactory evidence that Monica G. Bower

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Secretary-Treasurer of Wayne-Stover Corporation to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 12/30/14


Name: CONSTANCE KANONGARA
Notary Public in and for the State of Maryland
Residing at: 10400 Old Georgetown Rd
My appointment expires: 06/08/2016



201412310092

EXHIBIT "A"
Exceptions

1. Public and private easements, if any, over vacated portion of said premises.
2. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;
Recorded: February 12, 1999
Auditor's No(s): 9902120076, records of Skagit County, Washington
3. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on SURVEY:

Recording No: 9902160224
4. Assessments, if any, levied by City of Anacortes.
5. City, county or local improvement district assessments, if any.

General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1.



201412310092