

When recorded return to:
Robert W. Tamone and Sherry L. Tamone
P.O. Box 211334
Auka Bay, AK 99821

Recorded at the request of:
Guardian Northwest Title
File Number: A108563C



201503200010

Skagit County Auditor \$73.00
3/20/2015 Page 1 of 2 10:21AM

Statutory Warranty Deed

A108563-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Thomas Lindsey and Patricia Klamser, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, and as part of an IRS 1031 Tax Deferred Exchange, in hand paid, conveys and warrants to Robert W. Tamone and Sherry L. Tamone, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Ptn. Blocks 18 and 20, Wood's Plat of North Anacortes

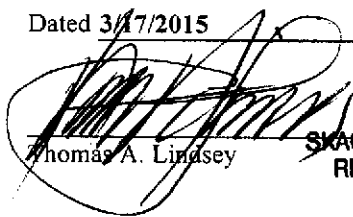

Tax Parcel Number(s): P60878, 3846-020-000-0000

Blocks 18 and 20 of "WOOD'S PLAT OF NORTH ANACORTES", as per plat recorded in Volume 2 of Plats, page 37, records of Skagit County, Washington, TOGETHER WITH those vacated portions of Centralia and Snohomish Streets and of Seattle and Tacoma Avenues that have reverted thereto by operation of law, EXCEPT county road rights-of-way.

ALSO EXCEPT the South 7 feet thereof, as measured parallel with the South line.

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 described in Exhibit "A" attached hereto

Dated 3/17/2015

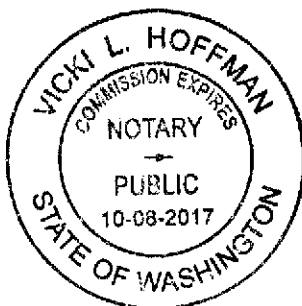

Thomas A. Lindsey
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015 953
MAR 20 2015
Amount Paid \$ 10,311.20
Skagit Co. Treasurer
By  Deputy

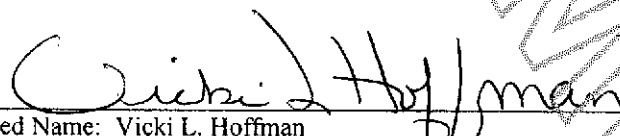

Patricia Klamser

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Thomas A. Lindsey and Patricia Klamser, the persons who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 3-18-15




Printed Name: Vicki L. Hoffman
Notary Public in and for the State of
Residing at Coupeville, WA
My appointment expires: 10/08/2017

Washington

EXHIBIT A

EXCEPTIONS:

A. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By: Titan Properties, Inc., a Washington Corporation
Recorded: May 14, 1963
Auditor's No.: 635858
As Follows: The sellers herein reserve unto themselves, its successors, and assigns forever all oil, gases, coal, ores, minerals and fossils, of every kind and description, which may be in or upon the said land herein described.

B. RESERVATIONS, PROVISIONS AND/OR EXCEPTIONS CONTAINED IN INSTRUMENT:

Executed By: Thomas A. Lindsey and Stanley B. Green and Marion D. Green
Recorded: December 13, 2005
Auditor's No.: 200512130158
As Follows: It is hereby covenanted and agreed to by the Grantors and Grantees that said 7 feet together with the North 28 feet of that portion of Grantee's adjacent property contiguous to said 7 feet shall be considered a vegetative buffer zone. The intention is that the owners of this 35-foot wide swath of land, whomever they may be, shall not remove the forested character of this zone, and only build roadways or structures within this space if use of land elsewhere is prohibited due to unforeseen reasons.