



201504270171

When recorded return to:  
Dave M. Melling and Traci L. Melling  
3909 V Avenue  
Anacortes, WA 98221

Skagit County Auditor \$73.00  
4/27/2015 Page 1 of 2 3:23PM

Recorded at the request of:  
Guardian Northwest Title  
File Number: A109145

### Statutory Warranty Deed

A109145-1  
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR **Dee Dee McCall**, who acquired title as **Dee Dee Blake**, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Dave M. Melling and Traci L. Melling**, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Tract 34, Broadview Addn. to Anacortes

Tax Parcel Number(s): P56947, 3777-000-034-0005

Tract 34, "BROADVIEW ADDITION TO THE CITY OF ANACORTES", as per plat recorded in Volume 7 of Plats, page 22, 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 described in Exhibit "A" attached hereto

Dated 4/21/2015

Dee Dee McCall  
Dee Dee McCall

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20151385  
APR 27 2015

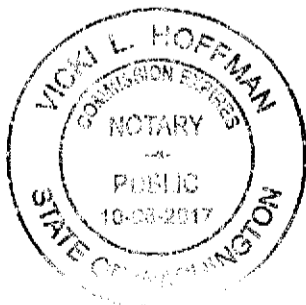
Amount Paid \$4,330.40  
Skagit Co. Treasurer  
By ndm Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Dee Dee McCall**, the persons who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in this instrument

Date: 4-27-15

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



## EXHIBIT A

### EXCEPTIONS:

A. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Broadview Addition to The City of Anacortes  
Recorded: September 16, 1954  
Auditor's No.: 506534 (Volume 7 of Plats, page 22)

B. PROTECTIVE COVENANTS, EASEMENTS AND/OR ASSESSMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Recorded: September 17, 1954  
Auditor's No.: 506619