

POOR ORIGINAL



201506260073

When recorded return to:
Charles S. Krauch, Jr. and Karen A. Krauch
P.O. Box 303
Concrete, WA 98237

Skagit County Auditor \$73.00
6/26/2015 Page 1 of 2 1:38PM

Recorded at the request of:
Guardian Northwest Title
File Number: 109469

Statutory Warranty Deed

GUARDIAN NORTHWEST TITLE CO.

109469-1

THE GRANTORS Kenneth K. Marvin and Susan R. Marvin, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Charles S. Krauch, Jr. and Karen A. Krauch, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Section 17, Township 35 North, Range 11 East; Ptn. NE NW aka Lot 1 91-87

Tax Parcel Number(s): P101332, 351117-2-004-0300

Lot 1 of Skagit County Short Plat No. 91-087 as approved February 28, 1992, and recorded February 24, 1992, in Volume 10 of Short Plats, pages 62 and 63, under Auditor's File No. 9202240043, records of Skagit County, Washington; being a portion of Government Lot 5, Section 17, Township 35 North, Range 11 East of the Willamette Meridian.

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 6/24/2015

Ken Marvin

Susan Marvin

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 26 2015
2015 2414

STATE OF Oregon
COUNTY OF Curry SS:

Amount Paid \$ 3,564.11
Skagit Co. Treasurer
By Linan Deputy

I certify that I know or have satisfactory evidence that Ken Marvin and Susan Marvin, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 6-24-2015

Printed Name:

Notary Public in and for the State of

Residing at 1000 Oregon St, PO Box

My appointment expires: 11-17-2016



Exhibit A

EXCEPTIONS:

A. EASEMENT AND PROVISIONS THEREIN:

Grantee: Puget Sound Energy, Inc., formerly Puget Sound Power & Light Co.
Recorded: January 31, 1951
Auditor's No.: 456384
Purpose: Right to construct, operate, maintain, repair, replace and enlarge one or more electric transmission and/or distribution lines and related facilities.

B. 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: Short Plat 91-087
Recorded: February 24, 1992
Auditor's No.: 9202240043