

When recorded return to:

Carmen Cuartin, a married woman as her separate estate
4302 Marine Heights Way
Arlacortes, WA 98221



201507300040

Skagit County Auditor

\$75.00

7/30/2015 Page

1 of

4 11:34AM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

900 SW 16th St., Suite 310
Renton, WA 98057

Escrow No.: 0042381-OC

CHICAGO TITLE

620024360

STATUTORY WARRANTY DEED

THE GRANTOR(S) Guy N. Thornburgh, an unmarried man

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

in hand paid, conveys, and warrants to Carmen Cuartin, a married woman as her separate estate

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

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

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

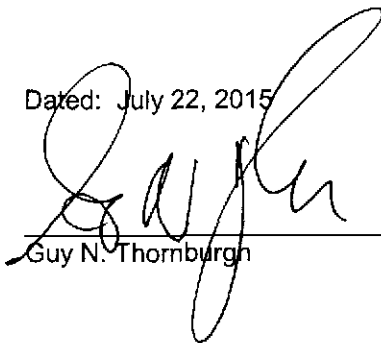
LOT 19B, BLA SURVEY 200107110195

Tax Parcel Number(s): P111757/4695-000-019-0000,

Subject to:

Exceptions Set forth on attached exhibit and by this reference made a part hereof as if fully incorporated herein.

Dated: July 22, 2015




Guy N. Thornburgh

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20152972

JUL 30 2015

Amount Paid \$ 16,470.⁰⁰
Skagit Co. Treasurer
By  Deputy

STATUTORY WARRANTY DEED

(continued)

State of Washington

County of King

I certify that I know or have satisfactory evidence that Guy N. Thornburgh is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 28, 2015

Name: PATTI DETTLING
Notary Public in and for the State of Washington

Residing at: Des Moines,

My appointment expires:
2/1/2018

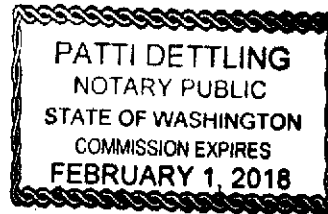


EXHIBIT "A"

Legal Description

Lot 19B, PLAT OF MARINE HEIGHTS, according to the plat thereof, recorded in Volume 16 of Plats, pages 173 through 175, records of Skagit County, Washington; and set forth on boundary line adjustment recorded July 11, 2001 under Auditor's File No. 200107110195, records of Skagit County, Washington; and being more particularly described as follows:

Beginning at the Southeast corner of Lot 20 in said Plat of Marine Heights;
thence South $10^{\circ}33'40''$ West, a distance of 49.04 feet;
thence through a curve to the right, having a radius of 193.33 feet, an arc length of 71.00 feet and a delta of $21^{\circ}02'29''$;
thence North $79^{\circ}56'29''$ West, a distance of 88.38 feet;
thence North $09^{\circ}12'29''$ East, a distance of 111.64 feet;
thence South $83^{\circ}38'00''$ East, a distance of 104.18 feet to the point of beginning;

Situated in Skagit County, Washington

EXHIBIT "A" EXCEPTIONS

Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company
Purpose: Underground electric system, together with necessary appurtenances
Recording Date: June 14, 1977
Recording No.: 858311

Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 PLAT OF MARINE HEIGHTS:

Recording No: 9707220058

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: September 13, 1999
Auditor's No(s): 199909130145, records of Skagit County, Washington

AMENDED by instrument(s):

Recorded: September 13, 1999, October 9, 2002, December 3, 2003, April 18, 2005, and July 8, 2005
Auditor's No(s): 199909130145, 200210090113, 200312030076, 200504180011 and 200507080161, records of Skagit County, Washington

Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument(s);

Recorded:
Auditor's No(s): 199909130145 and 200312030076, records of Skagit County, Washington
Imposed By: Marine Heights Association

Covenant as to the shared cost of maintenance of shared private driveway contained in instrument;

Recorded: September 13, 1999
Auditor's No.: 199909130145, records of Skagit County, Washington

Record of Survey:
Recorded: July 11, 2001
Auditor's No.: 200107110195

Dues, charges, and assessments, if any, levied by Marine Heights Association.

Liability to future assessments, if any, levied by the City of Anacortes.

City, county or local improvement district assessments, if any.