



201511300218

When recorded return to:
Michael J. Strauss and Jamie M. Riggs
 2204 35th Court
 Anacortes, WA 98221

Skagit County Auditor \$74.00
 11/30/2015 Page 1 of 2 3:21PM

Recorded at the request of:
 Guardian Northwest Title
 File Number: A109764

Statutory Warranty Deed

^{A109764}
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Scott K. Webster and Marie M. Webster, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Michael J. Strauss and Jamie M. Riggs, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
 Lot 2, Village Park

Tax Parcel Number(s): **P112537, 4702-000-002-0000**

Lot 2, "PLAT OF VILLAGE PARK," as per plat recorded in Volume 16 of Plats, pages 192 and 193, 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 **11/16/2015**

Scott K. Webster

Marie M. Webster

**SKAGIT COUNTY WASHINGTON
 REAL ESTATE EXCISE TAX
 20154825
 NOV 30 2015**

STATE OF Washington }
 COUNTY OF Skagit } SS:

Amount Paid \$ **7,712.40**
 Skagit Co. Treasurer
 By *Mdm Deputy*

I certify that I know or have satisfactory evidence that Scott K. Webster and Marie M. Webster, 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: 11-25-15

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. MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Village Park
Recorded: October 17, 1997
Auditor's No.: 9710170075

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

Dated: October 9, 1997
Recorded: October 17, 1997
Auditor's No: 9710170076
Executed by: Village Park Partnership, a Washington general partnership

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS WERE AMENDED AS FOLLOWS:

Declaration Dated: October 1, 1998
Recorded: November 13, 1998
Auditor's No: 9811130093

C. Any tax, fee, assessments or charges as may be levied by Village Park Owners Association.