



201604210015

Skagit County Auditor

\$127.00

4/21/2016 Page

1 of

5 10:21AM

Document Title:

STATUTORY WARRANTY DEED

Reference Number:

GUARDIAN NORTHWEST TITLE CO.

A 110416

Grantor(s):☐ additional grantor names on page ____

1. BABBITT, DARY J.

2.

Grantee(s):☐ additional grantee names on page ____

1. EXNER, JAY M.

2. EXNER, LESLIE A.

Abbreviated legal description:☐ full legal on page(s) ____

LOT 1 ENTNER'S TRACTS

PTN GOV'T LOT 2 17-34-2

Assessor Parcel / Tax ID Number:☐ additional tax parcel number(s) on page ____

P20403 340217-D-026-DD04 P6514D

3404-DD0-DD1-DD05

I, MARLA HICKOK, am hereby requesting an emergency non-standard recording for an additional fee provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document. Recording fee is \$42.00 for the first page, \$1.00 per page thereafter per document. In addition to the standard fee, an emergency recording fee of \$50.00 is assessed. This statement is to become part of the recorded document.

Signed

Marla Hickok

Dated

4-20-16

When recorded return to:
Jay M. Exner and Leslie S. Exner
14343 Jura Way
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A110416

Statutory Warranty Deed

THE GRANTOR Darcy J. Babbitt, an unmarried person for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Jay M. Exner and Leslie S. Exner, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 1, Entner's Tracts, and
Section 17, Township 34 North, Range 2 East; Ptn. Gov't Lot 2

For Full Legal See Attached Exhibit "A"

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 "B" attached hereto.

Tax Parcel Number(s): P20403, 340217-0-026-0009, P65190, 3909-000-001-0005

Dated 4/13/2016

Klancy J. Babbitt
Darcy J. Babbitt

20161468
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 21 2016

Amount Paid \$ 8371.00
By Skagit Co. Treasurer
Deputy

STATE OF California
COUNTY OF _____ SS:

See Attached
Acknowledgment

I certify that I know or have satisfactory evidence that Darcy J. Babbitt, 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: _____

Printed Name: _____
Notary Public in and for the State of California
Residing at _____
My appointment expires: _____

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Alameda

On April 18, 2016 before me, Gail A. Arroyo, Notary Public
(insert name and title of the officer)

personally appeared Darcy J. Babbitt
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Gail A. Arroyo

(Seal)

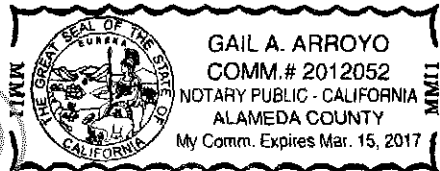


EXHIBIT A

PARCEL "A":

Lot 1, Plat of "ENTNER'S TRACTS SUBDIVISION NO. 1", according to the plat thereof recorded in Volume 8 of Plats, pages 73 and 74, records of Skagit County;

PARCEL "B":

A portion of Government Lot 2, Section 17, Township 34 North, Range 2, E.W.M.; being more particularly described as follows:

Beginning at the Northwest corner of Lot 1, Plat of "ENTNER'S TRACTS SUBDIVISION NO. 1", as per plat recorded in Volume 8 of Plats, Pages 73 and 74 records of Skagit County, Washington; thence North 66 degrees 37'48" West a distance of 248.61 feet; thence North 70 degrees 04'00" West a distance of 64.47 feet to the Westerly line of said Government Lot 2; thence South 1 degree 06' West along said Westerly Government Lot line a distance of 115.62 feet to the Northerly line of the County Road; thence South 68 degrees 09'30" East along said Northerly road line a distance of 186.71 feet; thence South 2 degrees 20'30" West along said County Road line a distance of 40.77 feet; thence South 87 degrees 39'30" East along the South line of said Lot 1 extended Westerly, a distance of 115.00 feet to the Southwest corner of said Lot 1; thence North 2 degrees 20'30" East a distance of 110.00 feet to the POINT OF BEGINNING.

EXHIBIT B

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: Entner's Tract Subdivision No. 1
Recorded: August 18, 1964
Auditor's No.: 654729

B. AGREEMENT AND THE TERMS AND PROVISIONS THEREOF:

Between: E. Cole Comings and Patricia D. Comings, husband and wife
And: Winifred Dodge Fowells, as her separate property
Dated: October 8, 1997
Recorded: October 24, 1997
Auditor's No.: 9710240001
Regarding: Joint use of drive way

C. 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: Survey
Recorded: October 24, 1979
Auditor's No.: 7910240002