

When recorded return to:
Vietnam Ngo
1520 B Avenue
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A111706



201607080095

Skagit County Auditor

\$74.00

7/8/2016 Page

1 of

2 3:20PM

Statutory Warranty Deed

A111706
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Ted A. Bowlin and Viet J. Warner, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Vietnam Ngo, a married man, as his separate estate the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

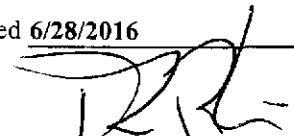
Ptn. of Lot 18 all Lots 19 & 20, Block 247, City of Anacortes

Tax Parcel Number(s): P116873, 3772-247-020-0100

The East 1/2 of Lot 18 all of Lots 19 and 20, Block 247, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", according to the plat thereof recorded in Volume 2 of Plats, pages 4 through 7, 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 6/28/2016


Ted A. Bowlin


Viet J. Warner


SKAGIT COUNTY WASHINGTON

REAL ESTATE EXCISE TAX

20162883

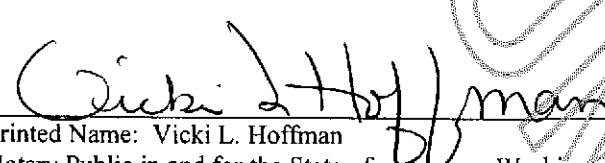
JUL 08 2016

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 3814.20
Skagit Co. Treasurer
By 

I certify that I know or have satisfactory evidence that Ted A. Bowlin and Viet J. Warner, 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: 7-7-16


Printed Name: Vicki L. Hoffman

Notary Public in and for the State of

Washington

Residing at Coupeville, WA

My appointment expires: 10/08/2017

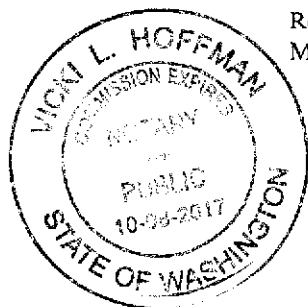


EXHIBIT A

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: Map of The City of Anacortes
Recorded: June 1, 1890
Auditor's No.: Vol. 2 Pages 4-7 of Plats

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: Record of Survey
Recorded: December 10, 1999
Auditor's No.: 199912100082
Affects: Subject property and other property