

When recorded return to:
David B. Daniels
3907 Rock Ridge Parkway
Anacortes, WA 98221



201607150109

Skagit County Auditor \$74.00
7/15/2016 Page 1 of 2 1:36PM

Filed for Record at Request of
Land Title & Escrow
Escrow Number: 155166-SAE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 2989
JUL 15 2016

Amount Paid \$ 1785.⁰⁰
Skagit Co. Treasurer
By *[Signature]* Deputy

Grantor: Kurt R. Keller and Lori A. Keller
Grantee: David B. Daniels and Jeriann Daniels
Tax Parcel Number(s): P73185/4101-142-012-0006
Abbreviated Legal: Lots 9 Through 12, Blk. 142, Fidalgo City, TGW Ptn Vacated Alley & Highland Ave.

Land Statutory Warranty Deed

THE GRANTOR(S) Kurt R. Keller and Lori A. Keller, husband and wife for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION, AS PART OF AN IRS 1031 TAX DEFERRED EXCHANGE in hand paid, conveys and warrants to David B. Daniels and Jeriann Daniels, a married couple GRANTEE(S) the following described real estate, situated in the County of Skagit, State of Washington

PARCEL "A":

Lots 9 through 12, inclusive, Block 142, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington.

TOGETHER WITH that portion of vacated alley in said Block 142, lying Westerly of and adjacent to said Lots 9 through 12, inclusive, and the West ½ of said vacated alley lying Easterly of and adjacent to Lot 14 of said Block 142; and the West ½ of vacated Highland Avenue adjacent to Lots 9 through 12, inclusive, Block 142, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities and the construction of road improvements, including drainage works, over the Easterly 20 feet of the West ½ of vacated Highland Avenue adjacent to Lots 1 through 8, inclusive, Block 142, "MAP OF FIDALGO CITY, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 113 and 114, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 155166-SAE.

Dated July 13, 2016

Kurt R. Keller
Kurt R. Keller

Lori A. Keller
Lori A. Keller

STATE OF WASHINGTON }
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that **Kurt R. Keller and Lori A. Keller**

are the persons who appeared before me, and said persons 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.

Dated: July 15, 2016

Shelley Miner

Notary Public in and for the State of Washington

Residing at Mount Vernon

My appointment expires: 5/15/19

