

When recorded return to:

Cheryl Pitchford
PO Box 210227
Anchorage, AK 99521



Skagit County Auditor

8/10/2016 Page

1 of

\$77.00
5 2:00PM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620027634

CHICAGO TITLE
620027634

STATUTORY WARRANTY DEED

THE GRANTOR(S) Deborah Sue McNeal and Joseph Albert Malo, as Successor Trustees of the Malo Family Trust, dated December 17, 1990

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

in hand paid, conveys, and warrants to Cheryl Pitchford, an unmarried person

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(s): Ptn Lots 14 & 17 & all Lots 15 & 16 Block: 1120 Northern Pacific Add

Tax Parcel Number(s): P122507/ 3809-120-017-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20163480

AUG 10 2016

Amount Paid \$ 15,758.00

Skagit Co. Treasurer

By HB


Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: August 4, 2016

Malo Family Trust, dated December 17, 1990

BY: 
Joseph Albert Malo
Successor Co-Trustee

BY: 
Deborah Sue McNeal
Successor Co-Trustee

STATUTORY WARRANTY DEED

(continued)

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Joseph Albert Malo
Deborah Sue McNeal

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/~~they~~) signed this instrument, on oath stated that (he/she/~~they~~) was authorized to execute the instrument and acknowledged it as the Successor Trustees of the Malo Family Trust, dated December 17, 1990 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 8-4-16

Teresa D Varnes

Name: Teresa D Varnes

Notary Public in and for the State of WA

Residing at: Lamano Island

My appointment expires: 5/29/19

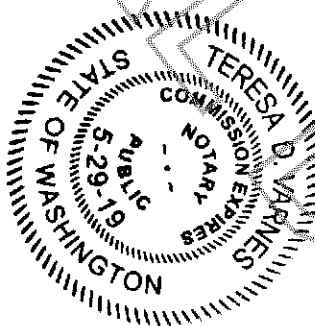


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P122507/ 3809-120-017-0000

The Westerly 10 feet of Lot 14, all of Lots 15 and 16, and the Easterly 10 feet of Lot 17, Block 1120, NORTHERN PACIFIC ADDITION TO ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington;

(Also known as Tract C of Survey recorded January 20, 2005, under Auditor's File No. 200501200092, records of Skagit County, Washington).

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Record of Survey;
Recorded: January 20, 2005
Auditor's No.: 200501200092, records of Skagit County, Washington
2. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document

Recording Date: June 28, 2005
Recording No.: 200506280169
3. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: May 23, 2005
Auditor's No(s): 200505230122, records of Skagit County, Washington
In favor of: Port of Anacortes
For: Aviation
4. Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: April 18, 2005
Auditor's No(s): 200504180234, records of Skagit County, Washington
In favor of: Puget Sound Energy, Inc.
For: Electric transmission and/or distribution line, together with necessary appurtenances
5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by City of Anacortes.