

When recorded return to:
Mary E. Danielsen
3401 F Avenue
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A111639

201608180068
Skagit County Auditor
8/18/2016 Page 1 of 2 3:40PM
\$74.00

Statutory Warranty Deed

A111639
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Gail Koller, an unmarried woman, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Mary E. Danielsen, a married woman, as her separate estate the following described real estate, situated in the County of Skagit, State of Washington

*individually and as surviving spouse of Earl Koller,
deceased

Abbreviated Legal:
Lot 69, Plat of Horizon Heights, Div. IV

Tax Parcel Number(s): P108761, 4676-000-069-0000

Lot 69, "PLAT OF HORIZON HEIGHTS DIVISION NO. IV", as per plat filed in Volume 16 of Plats, pages 105 and 106, 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 8/10/2016

Gail Koller
Gail Koller

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016/3/25
AUG 18 2016

Amount Paid \$ 6146.00
By MK Skagit Co. Treasurer
Deputy

STATE OF Florida
COUNTY OF FLORIDA SS:

I certify that I know or have satisfactory evidence that Gail Koller, 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: 8/17/16

STACEYANN CHAFE
Printed Name:
Notary Public in and for the State of Florida
Residing at PRYORCET, FL FLORIDA
My appointment expires: APRIL 17, 2017



EXHIBIT A

EXCEPTIONS:

A. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: City of Anacortes
And: Raymond G. Jones, et al
Dated: November 5, 1968
Recorded: March 27, 1970
Auditor's No.: 737329
Regarding: Extension of water and sewer systems

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

Dated: June 22, 1995
Recorded: June 29, 1995
Auditor's No.: 9506290069
Executed by: Pacific Summit Construction

C. Terms and conditions of Agreement between the City of Anacortes and Pacific Summit Construction, Inc., dated December 12, 1995, recorded under Auditor's File No. 9512120080, regarding water and sewer connections.

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

Plat/Subdivision Name: Horizon Heights Div. No. IV
Recorded: May 30, 1996
Auditor's No: 9605300104