



201609120038

When recorded return to:  
Kathleen Ann Clemens  
3402 M Avenue  
Anacortes, WA 98221

Skagit County Auditor \$73.00  
9/12/2016 Page 1 of 1 11:07AM

Filed for Record at Request of  
Land Title & Escrow  
Escrow Number: 156168-FAE ✓

LAND TITLE OF SKAGIT COUNTY

Grantor: John W. Cox  
Grantee: Kathleen Ann Clemens and Paul John Clemens  
Tax Parcel Number(s): P57265/3792-003-002-0008  
Abbreviated Legal: Lots 1 & 2, Blk. 3, Hagadorn's & Stewart's 1st Add. To Anac.

### Statutory Warranty Deed

THE GRANTOR(S) John W. Cox, an unmarried person, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Kathleen Ann Clemens and Paul John Clemens, a married couple GRANTEE(S) the following described real estate, situated in the County of Skagit, State of Washington

Lots 1 and 2, Block 3, "HAGADORN'S & STEWART'S FIRST ADDITION TO THE CITY OF ANACORTES, WASHINGTON," as per plat recorded in Volume 1 of Plats, page 37, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated September 8, 2016

John W. Cox  
John W. Cox

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20164070  
SEP 12 2016

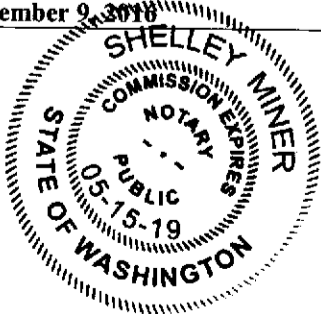
AMOUNT Paid \$6680.00  
Skagit Co. Treasurer  
By HB Deputy

STATE OF WASHINGTON }  
COUNTY OF SKAGIT } SS:

I certify that I know or have satisfactory evidence that John W. Cox

is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: September 9, 2016



Shelley Miner  
Notary Public in and for the State of Washington  
Residing at Mount Vernon  
My appointment expires: 5/15/19