

When recorded return to:
Mark A. Tanis and Cara E. Tanis
1921 23rd Street
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A112104



Skagit County Auditor \$74.00
11/4/2016 Page 1 of 2 10:17AM

Statutory Warranty Deed

A112104
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Joshua Root and Stacey A. Root, a married couple for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Mark A. Tanis and Cara E. Tanis, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Portion Lot 82 Island View Park

Tax Parcel Number(s): P57615, 3798-000-082-0001

Lot 82; EXCEPT the West 2 feet thereof; ISLAND VIEW PARK, according to the plat thereof recorded In Volume 7 of Plats, page 38, records of Skagit County, Washington.

Situated in 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 10/26/2016

Joshua Root

Stacey A. Root

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 NOV 04 2016

Amount Paid \$ 149.00

Skagit Co. Treasurer

By MB Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Joshua Root and Stacey A. Root, 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: 11-2-16

Printed Name: Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at Coupeville, WA
My appointment expires: 10/08/2017

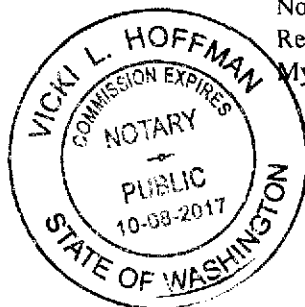


EXHIBIT A

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: Island View Park
Recorded: May 19, 1955
Auditor's No.: 518099

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

Declaration Dated: May 19, 1955
Recorded: May 24, 1955
Auditor's No.: 518307