



201703090077

Skagit County Auditor

\$75.00

3/9/2017 Page

1 of

3 3:20PM

AFTER RECORDING MAIL TO:

Y. Lenny Spivak , Trustee
1513 Draper
Kingsburg, CA 93631

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-161576-OE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTORS LARRY P. BUGHI and JANICE A. RHODES, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Y. LENNY SPIVAK, Trustee of The Y. LENNY SPIVAK REVOCABLE LIVING TRUST, dated December 15, 2006 the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal: Lot 1 and ptn Lot 2, Norman & Wood's Subdivision

For Full Legal See Attached Exhibit "A"

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. 02-161576-OE.

Tax Parcel Number(s): 3808-000-001-0007, P58108; 3808-000-003-0005, P58109

Dated March 6, 2017

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2017904
MAR 09 2017

Amount Paid \$ 10,952.⁰⁰
Skagit Co. Treasurer
By *mm* Deputy

Larry P. Bughi

Janice Ann Rhodes

STATE OF WA
COUNTY OF Snohomish

SS:

I certify that I know or have satisfactory evidence that **Larry P. Bughi and Janice Ann Rhodes**
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: 3-7-17

Notary Public in and for the State of WA

Residing at 1111 1st Ave

My appointment expires: 3-15-19



EXHIBIT A

That portion of Lot 1 and Lot 2, "PLAT OF NORMAN & WOOD'S SUBDIVISION," as per plat recorded in Volume 4 of Plats, page 56, records of Skagit County, Washington, described as follows:

BEGINNING in the Southwest corner of said Lot 1;
thence North 260.00 feet, along the West boundary of said lot 1 to the Northwest corner of said Lot 1;
thence East 69.11 feet, along the North boundary of said Lot 1;
thence South 54.00 feet;
thence East 26.13 feet;
thence South $10^{\circ}46'49''$ West, 33.84 feet;
thence South $15^{\circ}53'58''$ West, 24.79 feet;
thence South $4^{\circ}44'08''$ West, 28.09 feet;
thence South 120.91 feet to the Southeast corner of said Lot 1;
thence West 79.80 Feet to the POINT OF BEGINNING.

ALSO KNOW AS Parcel "A" of the Boundary Line Adjustment recorded on March 2, 2017 under Auditor's File Nos. 201703020118 and 201703020119

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