

AFTER RECORDING MAIL TO:

Ward R. MacKenzie
1302 7th Street
Anacortes, WA 98221



201706210028

Skagit County Auditor \$75.00
6/21/2017 Page 1 of 3 11:26AM

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-162751-OE

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR YALE W. GIFFORD and SHEILA M. GIFFORD, TRUSTEES OF THE GIFFORD LIVING TRUST, DATED JULY 3, 1991 for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **WARD R. MacKENZIE and CHRISTINA D. MacKENZIE, husband and wife** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal: Lots 16, 17 & 18, Blk 101, & ROW for railway, City of Anacortes

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. 02-162751-OE.

Tax Parcel Number(s): 3772-101-018-0014, P55652

Dated June 15, 2017

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20172719

JUN 21 2017

Amount Paid \$ 11,130.00
Skagit Co. Treasurer
By *mem* Deputy

The Gifford Living Trust, dated July 3, 1991

Sheila M. Gifford
By: Sheila M. Gifford, Trustee

Yale W. Gifford
By: Yale W. Gifford, Trustee

State of Washington
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Sheila M. Gifford and Yale W. Gifford
signed this instrument, on oath stated that they are
authorized to execute the instrument and acknowledged it as the Trustees
of The Gifford Living Trust, dated July 3, 1991 to be the free and voluntary act of such
party for the uses and purposes mentioned in this instrument.

Dated: June 20, 2017

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

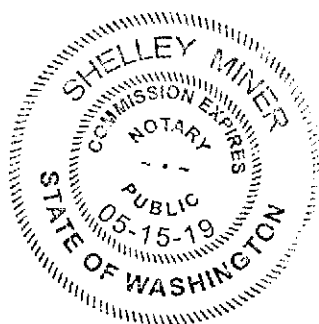


EXHIBIT A

That portion of Block 101 and of that certain strip of land therein designated as "Reserved for a right of way for the Seattle & Northern Railway", "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington, described as follows:

Beginning at the Northeast corner of Lot 18, said Block 101;
thence West along the South line of the alley in said Block, 90 feet to the Northwest corner of Lot 16;
thence South along the West line of said Lot 16 and along the West line produced 100 feet to the North line of Seventh Street as shown on said plat;
thence East along the North line of Seventh Street 90 feet to the Southeast corner of Lot 18;
thence North 100 feet to the point of beginning.

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