

When recorded return to:
Glen Payne
7117 Steelhead Lane
Burlington, WA 98233

Recorded at the request of:
Guardian Northwest Title
File Number: 114017



Skagit County Auditor
7/28/2017 Page

1 of

2 3:38PM
\$75.00

Statutory Warranty Deed

114017

GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Dennis Geissler and Kristine Geissler, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Glen Payne, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 81, Samish River Park Division No. 1

Tax Parcel Number(s): P68782, 3990-000-081-0008

Lot 81, "SAMISH RIVER PARK DIVISION NO. 1", according to the plat thereof recorded in Volume 9 of Plats, Pages 43 and 44, 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

Dennis Geissler

Kristine Geissler

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20173500
JUL 28 2017

STATE OF Washington }
COUNTY OF Skagit } SS:

Amount Paid \$ 5202⁰⁰
Skagit Co. Treasurer
By ME Deputy

I certify that I know or have satisfactory evidence that Dennis Geissler and Kristine Geissler, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 07/27/2017



Barbara Ann Granger

Printed Name: ~~Katie Hickok~~ Barbara Ann Granger

Notary Public in and for the State of Washington

Residing at Sedro Woolley, WA

My appointment expires: 1/07/2019 04/25/2021

Exhibit A
SCHEDULE "B-1"

EXCEPTIONS:

A. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company
Dated: August 9, 1929
Recorded: August 10, 1929
Auditor's No.: 225812
Purpose: Electric transmission and distribution lines
Area Affected: Undisclosed

Said easement also grants rights to cut danger trees on adjoining property and includes prohibitions against blasting within 300 feet.

B. EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

Grantee: State of Washington, Department of Game
Recorded: May 11, 1954
Auditor's No.: 501365
Purpose: Right-of-way for sport fishermen
Area Affected: A 25 foot strip bordering and extending along the East and West sides of the Samish River

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

Dated: August 10, 1967
Recorded: August 15, 1967
Auditor's No.: 703232
Executed By: Elmer E. Martin and Mabel J. Martin, husband and wife

ABOVE COVENANTS, CONDITIONS AND RESTRICTIONS AS AMENDED BY THE FOLLOWING INSTRUMENTS OF RECORD, ALL OF WHICH ARE RECORDS OF SKAGIT COUNTY, WASHINGTON: 710329, 7904120004, 9509220088 AND 9803230110.

D. Any question that may arise due to shifting or changing in course of Samish River

E. 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:

Plat/Subdivision Name: Samish River Park Division No. 1
Auditor's No: 703269

F. Any tax, fee, assessments or charges as may be levied by Samish River Park Inc.