

When recorded return to:
Deborah Williams
2409 Westwood Drive
Anacortes, WA 98221



201709150140

Skagit County Auditor \$79.00
9/15/2017 Page 1 of 6 3:25PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032065

CHICAGO TITLE
020032065

STATUTORY WARRANTY DEED

THE GRANTOR(S) Andrew F. D'Ambrosio, Jr., a married man

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Deborah Williams, an unmarried woman

the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Lot(s): 1 WESTWOOD PUD

Tax Parcel Number(s): P110952 / 4688-000-001-0000

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20174379
SEP 15 2017

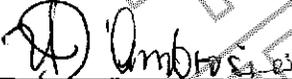
Amount Paid \$ 8282.00
Skagit Co. Treasurer
By *mm* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: September 1, 2017



Andrew F. D'Ambrosio, Jr.



Amelita D. D'Ambrosio

STATUTORY WARRANTY DEED
(continued)

State of _____
_____ of _____

I certify that I know or have satisfactory evidence that

_____ is/are the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: _____
see attached Acknowledgment

Name: _____
Notary Public in and for the State of _____
Residing at: _____,
My appointment expires: _____

California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Monterey

s.s.

On Sept 2, 2017 before me, Susan M. Rindermann, Notary Public

Name of Notary Public, Title

personally appeared Andrew F. D'Ambrosio, Jr and

Name of Signer (1)

Amelita D. D'Ambrosio

Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Susan M. Rindermann

Signature of Notary Public



Seal

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Statutory Warranty Deed

containing _____ pages, and dated _____

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-fact
- Corporate Officer(s) _____
Trustee

- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: _____

representing: _____
(Agent(s) of Person(s) Subscribed by Signer is Representing)

Additional Information

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification
- credible witness(es)

Notarial event is detailed in notary journal on:

Page # _____ Entry # _____

Notary contact: _____

Other

- Additional Signer
- Signer(s) Thumbprints(s)

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P110952 / 4688-000-001-0000

Lot 1, PLAT OF WESTWOOD PUD, according to the plat thereof recorded in Volume 16 of Plats, pages 152 And 153, records of Skagit County, Washington;

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on PLAT OF WESTWOOD PUD:

Recording No: 9701030038

2. Covenants, conditions, restrictions, and easements contained in declaration of restrictions, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicap persons

Recorded: April 14, 1997

Auditor's No.: 9704140108, records of Skagit County, WA

3. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument

Recorded: April 14, 1997

Auditor's No.: 9704140108, records of Skagit County, WA

Imposed by: Westwood Owners Association

4. City, county or local improvement district assessments, if any.

5. Assessments, if any, levied by City of Anacortes.

6. Assessments, if any, levied by Westwood Owner's Association.