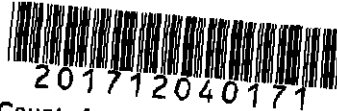


When recorded return to:

Kim R. Weymouth and Alison Weymouth
PO Box 236
La Conner, WA 98257



Skagit County Auditor

12/4/2017 Page

1 of

4

\$77.00

3:31PM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620031725

CHICAGO TITLE

620031725

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jeffery A. Larsen, a married man as his separate estate

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Kim R. Weymouth and Alison Weymouth, a married couple

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

Lot 328 of REVISED MAP OF SURVEY OF SHELTER BAY DIV. 2, according to the survey recorded March 17, 1970, in Volume 43 of Official Records, pages 833 through 838, under Auditor's File No. 737013, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P129156/5100-002-328-0000]

Leasehold Estate affecting the following land created by the instrument herein referred to as the Lease which is identified as follows:

Dated March 18, 1974

Recorded March 20, 1974

Auditor's No. 798107, records of Skagit County WA

Lessor: Shelter Bay Co., a Washington Corp.

Lessee: Michael D. Myers and Linda A. Myers, Husband and Wife

Term: For a period of Time terminating on June 30, 2044

Assignment of Leasehold Estate and the terms, provisions and conditions thereto:

Recorded:

Auditor's No.

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20175645
DEC 04 2017

Amount Paid \$ 1624.00
By *ML* Skagit Co. Treasurer
Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: November 28, 2017

Jeffery A. Larsen
Jeffery A. Larsen

Linda Christensen
Linda Christensen

State of WA
County of Skagit

I certify that I know or have satisfactory evidence that
Jeffery A. Larsen Linda Christensen
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: December 1, 2017

Lourea L. Garka
Name: Lourea L. Garka
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 10/27/2018

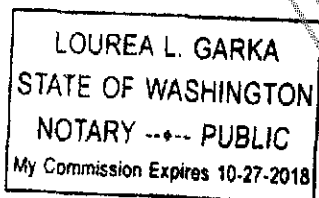


EXHIBIT "A"
Exceptions

1. A Lease, or memorandum thereof, including the terms and conditions thereof;
Dated: August 16, 1968
Recorded: August 8, 1969
Auditor's No.: 725143, records of Skagit County, Washington
Lessor: The Swinomish Indian Tribal Community, et al
Lessee: Indian Bay Company, now Shelter Bay Company
Affects: Said premises and other property

Supplemented and Amended by instrument:
Recorded: May 14, 1969
Auditor's No.: 726476, records of Skagit County, Washington

As amended, the Leasehold term is 75 years from July 1, 1969.
2. Terms, covenants, conditions, and provisions of the lease referred to in Schedule A hereof.
3. Any defect in or invalidity of, or any matters relating to the leasehold estate described in Schedule A which would be disclosed by an examination of the unrecorded lease referred to in the memorandum thereof referred to in Schedule A.
4. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument;
Recorded: June 27, 1969
Auditor's No.: 728259, records of Skagit County, Washington
Imposed By: Shelter Bay Community, Inc.

AMENDED by instrument:
Recorded: May 16, 1995 and May 7, 1998
Auditor's No.: 9505160046 and 9805070092, records of Skagit County, Washington
5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Gene Dunlap
Purpose: Ingress, egress, drainage, and underground utilities
Recording Date: March 17, 1970
Recording No.: 737018
Affects: All private roads within the plat of Survey of Shelter Bay, Div. 2, and other properties
6. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
7. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 Revised Shelter Bay Division No. 2:

Recording No: 737013
8. Agreement, including the terms and conditions thereof; entered into;
By: Shelter Bay Community, Inc.
And Between: Shelter Bay Community Div. 1
Recorded: February 26, 2009
Auditor's No. 200902260127, records of Skagit County, Washington
Providing: Special assessments
9. City, county or local improvement district assessments, if any.

EXHIBIT "A"

Exceptions
(continued)

10. Dues, charges and assessments, if any, levied by Shelter Bay Community, Inc.
11. Dues, charges and assessments, if any, levied by Shelter Bay Company.