



201801030068

When recorded return to:
Candice Wright and William Johnston
667 4th Street
La Conner, WA 98257

Skagit County Auditor \$76.00
1/3/2018 Page 1 of 3 2:03PM

Recorded at the request of:
Guardian Northwest Title
File Number: A114821

Statutory Warranty Deed

A114821
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Robert E. Skeele, an unmarried man, as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Candice Wright and William Johnston, wife and husband the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lots 4, 9 and the Northerly 1/2 of Lot 10, Block D, Map of LaConner

For Full Legal See Attached Exhibit "A"

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 "B" attached hereto.

Tax Parcel Number(s): P73956, 4123-004-010-0103, P133943, 4123-004-004-0102

Dated 1/2/18

Robert E. Skeele

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
201836
JAN 03 2018

Amount Paid \$8994.⁰⁰
Skagit Co. Treasurer
By *man* Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Robert E. Skeele, 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: 01/02/2018



Printed Name: Barbara A Granger
Notary Public in and for the State of Washington
Residing at Sedro Woolley, WA
My appointment expires: 4/25/2021

Order No:

EXHIBIT "A"

Parcel "A":

Lot 9 and the North 1/2 of Lot 10, Block D, "MAP OF LACONNER, WHATCOM COUNTY, WASHN, TERRY. 1872," as per plat recorded in Volume 2 of Plats, Page 49, records of Skagit County, Washington.

TOGETHER WITH the Northwesternly 1/2 of the vacated alley adjacent to and adjoining said property. Said alley having reverted thereto by operation of law.

Parcel "B":

Lot 4, Block D, "MAP OF LA CONNER, WHATCOM COUNTY, WASHN. TERRY. 1872," as per plat recorded in Volume 2 of Plats, page 49, records of Skagit County, Washington, EXCEPT the existing as-built right-of-way for Whatcom Street encroaching onto said Lot 4.

TOGETHER WITH the Southeasterly 1/2 of the vacated alley adjacent to and adjoining said property. Said alley having reverted thereto by operation of law.

Order No:

EXHIBIT "B"

A. 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:

Name: Map of LaConner
Recorded: August 6, 1872
Auditor's No.: Volume 2 of Plats, Page 49

B. Matters as disclosed by "Addendum to Affidavit of Equitable Interest" recorded March 22, 1990, under Auditor's File No. 9003220030. Said Affidavit amends Auditor's File No. 9003140057.

C. 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:

Name: Riemland Short Plat
Recorded: November 21, 2006
Auditor's No.: 200611210176

Said nearby Survey shows an approximate location of Whatcom Street.