

When recorded return to:
Andrea Woll
1010 Fidalgo Street
Sedro Woolley, WA 98284



Skagit County Auditor \$75.00
1/31/2018 Page 1 of 2 2:12PM

Recorded at the request of:
Guardian Northwest Title
File Number: 115329

Statutory Warranty Deed

115324
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS Tanner L. McCoy, as his separate estate and Savanna McCoy, as to any and all her interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Andrea Woll, an ~~unmarried person~~ ^{single woman} the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lot 10, Fidalgo Orchard

Tax Parcel Number(s): P76421 4158-000-010-0000

Lot 10, "FIDALGO ORCHARD", as per plat recorded in Volume 9 of Plats, page 90, 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 1/25/2018

Tanner L. McCoy

Savanna McCoy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Tanner L McCoy and Savanna McCoy, 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: 1/25/18



Printed Name: ~~Katie Hickok~~ Eleanor Romero
Notary Public in and for the State of Washington
Residing at Mt. Vernon
My appointment expires: 1/07/2019 6/23/2021

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018373
JAN 31 2018

Amount Paid \$ 4722.00
Skagit Co. Treasurer
By BJ Deputy

Exhibit A

EXCEPTIONS:

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Fidalgo Orchard
Volume/Page: Volume 9, Page 90

((Optional Affects Lots 7-18))

B. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee: Puget Sound Power & Light Company a corporation
Purpose: Transmission line
Dated: April 28, 1970
Recorded: May 5, 1970
Auditor's No.: 738604
Affects: A right-of-way 5 feet in width having 2 ½ feet of such width on each side of a centerline as surveyed, staked and constructed.