



201802020040

Skagit County Auditor

\$76.00

2/2/2018 Page

1 of

3 10:48AM

When recorded return to:
Sunsurf Properties, LLC
1004 Commercial Ave, PMB 1015
Anacortes, WA 98221

Recorded at the request of:
 Guardian Northwest Title
 File Number: A112969

Statutory Warranty Deed

A112969
 GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Peter Shorett as Personal Representative of the Estate of Larry K Shorett, deceased for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Sunsurf Properties, LLC, a Washington Limited Liability Company** the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

South 25.7 feet of Lots 14-17, Block 9, Woolley the Hub of the Skagit; and
 Ptn. Lot 1, Block 28, Second Addition to Sedro

Tax Parcel Number(s): P77507, 4177-009-017-0100, P76151, 4151-078-001-0004

The South 25.7 feet of Lots 14, 15, 16, 17, Block 9, "WOOLLEY, THE HUB OF THE SKAGIT" as per plat recorded in Volume 2 of Plats, Page 92, records of Skagit County, Washington; EXCEPT that portion thereof, if any, lying within the North 69 feet of said Lots 14, 15, 16 and 17, AND ALSO EXCEPT the West 16 feet of said Lot 17.

ALSO Lot 1, Block 78, "SECOND ADDITION TO SEDRO", as per plat recorded in Volume 3 of Plats, Page 54 records of Skagit County, EXCEPT the South 27 feet thereof.

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 1/31/18

The Estate of Larry K Shorett, deceased

[Signature] *Personal Rep*
 By: Peter Shorett, Personal Representative

SKAGIT COUNTY WASHINGTON
 REAL ESTATE EXCISE TAX

2018417
 FEB 02 2018

Amount Paid \$ 3654.00
 Skagit Co. Treasurer
 By [Signature] Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Peter Shorett as The Estate of Larry K Shorett, deceased, 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.

I certify that I know or have satisfactory evidence that Peter Shorett is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it as the Personal Representative of The Estate of Larry K Shorett, deceased, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Date: 1/31/18



Ellen L. Martin
Printed Name: Ellen L. Martin
Notary Public in and for the State of Washington
Residing at Seattle
My appointment expires: 7-9-19

EXHIBIT "A"

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: Woolley, The Hub of the Skagit
Recorded: 1890
Auditor's No.: Vol. 2 of Plats, Pg. 92

B. 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: Second Addition to Sedro
Recorded: October 20, 1906
Auditor's No.: 59232 (Vol 3 of Plats, Pg. 54)

C. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF:

Between: Anne A. Curry, et ux
And: Frederick A. Hegg, et ux
Dated: October 1, 1911
Recorded: October 19, 1911
Auditor's No.: 99876
Regarding: Party Wall along South line