

When recorded return to:
Sandra Schildt and Michael Schildt
15905 SE 8th St
Bellevue, WA 98008



Skagit County Auditor **\$76.00**
4/18/2018 Page 1 of 3 2:05PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034005

CHICAGO TITLE
620034005

STATUTORY WARRANTY DEED

THE GRANTOR(S) Richard A. Nail, as Trustee of The Nail Revocable Living Trust, Dated August 2, 2004, as trustee

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Sandra Schildt and Michael Schildt, a married couple

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

Lot 105, "Skyline No. 8," as per plat recorded in Volume 9 of plats, pages 72, 73 and 74, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

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

Tax Parcel Number(s): P59765 / 3824-000-105-0002,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20181555
APR 18 2018

Amount Paid \$ 10,346.80
Skagit Co. Treasure:
By *Mam* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: April 17, 2018

Richard A. Nail and Lori Turner Nail, as Trustee of The Nail Revocable Living Trust, Dated August 2, 2004

BY: [Signature]
Richard A. Nail
Trustee

State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that Richard A. Nail

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Trustee of Nail Revocable Living Trust Dated August 2, 2004 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: April 17, 2018

[Signature]
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish CO
My appointment expires: 9-01-2018

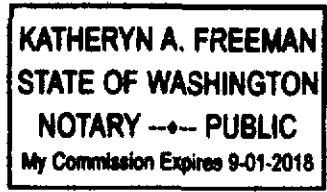


EXHIBIT "A"
Exceptions

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 SKYLINE NO. 8:

Recording No: 724829

2. Covenants, conditions, restrictions, and easements contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, 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 law;

Recorded: April 11, 1969

Auditor's No(s): 725295, records of Skagit County, Washington

Executed By: Skyline Associates, a limited partnership, Harry Davidson, general partner

AMENDED by instrument(s):

Recorded: March 30, 2004 and June 14, 2005

Auditor's No(s): 200403300140 and 200506140087, records of Skagit County, Washington

3. Provision contained in Deeds through which title is claimed by other lot owners in said subdivision from Skyline Associates, which may be notice of a general plan, as follows:

"Purchaser agrees and covenants that the above-described real estate shall be subject to charges and assessments in conformity with the rules and regulations, Articles of Incorporation and By-Laws of SKYLINE BEACH CLUB, INC., a Washington non-profit corporation, and Purchaser acknowledges that he has received a copy of the Articles of Incorporation and By-Laws of the said non-profit corporation.

4. ByLaws Skyline Beach Club and the terms and conditions thereof

Recording Date: July 28, 2009

Recording No.: 200907280031

5. City, county or local improvement district assessments, if any.
6. Assessments, if any, levied by City of Anacortes.
7. Assessments, if any, levied by Skyline Beach Club, Inc..