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06/01/2018 03:16 PM Pages: 1 of 3 Fees: \$76.00
Skagit County Auditor

AFTER RECORDING MAIL TO:

**Tom Ahlers , Trustee
117 East Louisa Street #531
Seattle, WA 98102**

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-167180-OE ✓**

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR LYNCH ESTATE, LLC, a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to TOM AHLERS and LINDA AHLERS, Trustees of the TOM AHLERS LIVING TRUST, dated November 11, 1996 the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lot B-63, Anacortes Marina Condo., Phase II

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): **4440-002-063-0000, P82486**

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 2329
JUN 01 2018**

Amount Paid \$ 2230.00
Skagit Co. Treasurer
By **HB** Deputy

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title and Escrow Company's Preliminary Commitment No. 02-167180-OE.

Dated May 17, 2018

Lynch Estate, LLC

Barbara L. Sullivan, manager
By: Barbara L. Sullivan, Manager

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Barbara L. Sullivan is** the person(s) who appeared before me, and said persons acknowledged **she** signed this instrument, on oath stated **she is** authorized to execute the instrument and acknowledge that as the **Manager of Lynch Estate, LLC** to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: May 31, 2018

Helen L. Pearson

Notary Public in and for the State of Washington

Residing Starwood

My appointment expires: 6-20-2020



EXHIBIT A

The leasehold estate in apartment and/or moorage slip B-63, "PHASE II of the ANACORTES MARINA CONDOMINIUM," a leasehold condominium, located in the leasehold estate created by those certain leases dated March 13, 1980 and April 22, 1981, as recorded on April 24, 1981, under Skagit County Auditor's File Nos. 8104240009 and 8104240010, respectively, as shown on the Plans and Survey for Phase I recorded on June 1, 1981, in Volume 13 of Condominium Plats, pages 32 through 38, inclusive, under Skagit County Auditor's File No. 8106010014, as shown on the Plans and Survey for Phase II recorded on August 12, 1981 in Volume 13 of Condominium Plats, pages 42 through 44, inclusive, under Skagit County Auditor's File No. 8108120085, as shown on the Plans and Survey for Phase III recorded on June 16, 1983 in Volume 13 of Condominium Plats, pages 66 through 68, inclusive, under Skagit County Auditor's File No. 8306160022, and as shown on the Plans and Survey for Phase IV recorded on July 19, 1983 in Volume 13 of Condominium Plats, pages 76 through 78, inclusive, under Skagit County Auditor's File No. 8307190013, and as identified by the Declaration recorded on June 1, 1981, under Skagit County Auditor's File No. 8106010012, as amended by Amendment recorded on June 26, 1981 under Skagit County Auditor's File No. 8106260020, by the Second Amendment recorded on August 12, 1981, under Skagit County Auditor's File No. 8108120086, and Third Amendment recorded on June 16, 1983, under Skagit County Auditor's File No. 8306160023, and Fourth Amendment recorded on July 19, 1983, under Skagit County Auditor's File No. 8307190014, and Fifth Amendment on May, 25, 2017, under Auditor's File No. 201705250013, a re-recording of Auditor's File No. 201606170112.

TOGETHER WITH that undivided percentage interest in the Common Areas and Facilities as defined in RCW 64.32.010(6) and Paragraph 7 of said Declaration appertaining to said apartment and/or moorage slip to be determined as provided in Paragraph 8.

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