



201806070040

06/07/2018 03:12 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

AFTER RECORDING MAIL TO:

Robert W. Schroff Jr.
16616 76th Ave W.
Edmonds, WA 98026

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-167572-OE. ✓

OW
SAZ
RWS
JAS

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR DOUGLAS A. LEAFSTEDT AND SANDRA A. LEAFSTEDT, TRUSTEES OF THE LEAFSTEDT FAMILY TRUST, DATED AUGUST 23, 1996 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ROBERT W. SCHROFF JR. and JEAN A. SCHROFF, a married couple the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Unit 4, Fidalgo Marina Condo

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 4599-000-004-0003, P102487

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 2443
JUN 07 2018

Amount Paid \$1,073.00
Skagit Co. Treasurer
By *mm* 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. 02-167572-OE.

Dated May 31, 2018

The Leafstedt Family Trust

Douglas A. Leafstedt TEE
By: Douglas A. Leafstedt, Trustee

Sandra A. Leafstedt TEE
By: Sandra A. Leafstedt, Trustee

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Douglas A. Leafstedt and Sandra A. Leafstedt are the persons who appeared before me, and said persons acknowledged they signed this instrument, on oath stated they are authorized to execute the instrument and acknowledge that as the Trustees of The Leafstedt Family Trust to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: _____

See Attached

Notary Public in and for the State of Washington
Residing _____
My appointment expires: _____

California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Los Angeles } s.s.

On 06-01-2018 before me, Kimberley J. Clement, Notary Public,
Name of Notary Public, Title

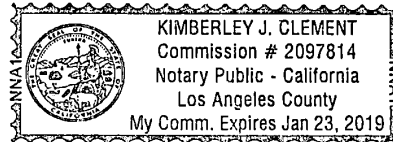
personally appeared Douglas A Leafstedt and
Name of Signer (1)

Sandra A. Leafstedt
Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Kimberley J. Clement
Signature of Notary Public

Seal

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Statutory
Warranty Deed
containing 2 pages, and dated 06-01-2018.

The signer(s) capacity or authority is/are as:

- ☐ Individual(s)
☐ Attorney-in-fact
☐ Corporate Officer(s) _____
Title(s)

- ☐ Guardian/Conservator
☐ Partner - Limited/General
☐ Trustee(s)
☐ Other: _____

representing: _____
Name(s) of Person(s) Entity(ies) Signer is Representing

Additional Information	
Method of Signer Identification	
Proved to me on the basis of satisfactory evidence:	
<input type="checkbox"/> form(s) of identification	<input type="checkbox"/> credible witness(es)
Notarial event is detailed in notary journal on:	
Page # _____	Entry # _____
Notary contact: _____	
Other	
<input type="checkbox"/> Additional Signer	<input type="checkbox"/> Signer(s) Thumbprints(s)
<input type="checkbox"/> _____	

Unit 4, "FIDALGO MARINA CONDOMINIUM," according to Declaration thereof recorded under Auditor's File No. 9302250060 and survey map and plans thereof in Volume 15 of Plats, pages 75 through 77, under Auditor's File No. 9302250059, records of Skagit County, Washington, and as corrected and amended by Auditor's File Nos. 9303050032, 9508160024, and 201704240135 respectively.

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