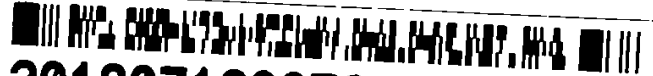


When recorded return to:

Jeremy J. Wilbur and Tami J. Wilbur
516 Kloshe Way
La Conner, WA 98257



201807120072

07/12/2018 03:37 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034911

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2018 3039
JUL 12 2018

Amount Paid \$4,490.60
Skagit Co. Treasurer
By *[Signature]* Deputy

CHICAGO TITLE CO.
620034911

STATUTORY WARRANTY DEED

THE GRANTOR(S) Jonathan B. Pierce and Tiffannie A. Pierce, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Jeremy J. Wilbur and Tami J. Wilbur, a married couple

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

Leasehold estate affecting the following land created by the instrument herein referred to as the Lease which is identified as follows:

Dated: October 15, 1991

Recorded: October 31, 1991

Auditor's No.: 9110310067, records of Skagit County, Washington

Lessor: Shelter Bay Company, a Washington corporation

Lessee: Ed Routt and Greta M Routt, husband and wife

Assignment of Leasehold Estate and the terms, provisions and conditions thereof

Recorded: July 12, 2018

Auditor's No.: 201807120071

Lot 516, SURVEY OF SHELTER BAY, DIVISION NO. 3, Tribal Allotted Lands of Swinomish Indian Reservation, as recorded in Volume 43 of Official Records, pages 839 through 842, under Auditor's File No. 737014, and amendment thereto recorded in Volume 66 of Official Records, page 462, under Auditor's File No. 753731, records of Skagit County, Washington.

Situated in Skagit County, Washington.

STATUTORY WARRANTY DEED

(continued)

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

Tax Parcel Number(s): P129288 / S3302020402

Subject to:

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

Dated: June 27, 2018

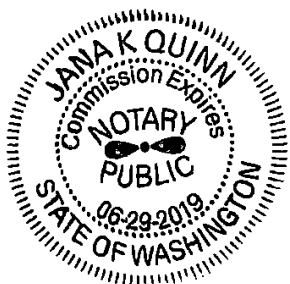
Jonathan B. Pierce
Jonathan B. Pierce

Tiffannie A. Pierce
Tiffannie A. Pierce

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

Jonathan B. Pierce and Tiffannie A. Pierce
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: July 11, 2018

Janak Quinn
Name: Janak Quinn
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 06/29/2019

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 Survey of Shelter Bay, Division No. 3.

2. Lease, including the terms and conditions thereof, and any failure to comply with the terms, covenants, conditions, and provisions;
 Dated: August 16, 1968
 Recorded: April 8, 1969
 Auditor's No.: 725143 records of Skagit County, Washington
 Lessor: The Swinomish Indian Tribal Community, et al
 Lessee: Indian Bay Company, now Shelter Bay Company
 Affects: Said premises and other property

 SUPPLEMENTED and AMENDED by instrument:
 Recorded: May 14, 1969
 Auditor's No.: 726476, records of Skagit County, Washington

 As amended, the Leasehold term is 75 years from July 1, 1969.

3. Terms, covenants, conditions, and provisions of the lease referred to in Schedule A hereof, and the effect of any failure to comply with the terms covenants, conditions and provisions thereof.

4. Any defect in or invalidity of, or any matters relating to the leasehold estate described in Schedule A which would be disclosed by an examination of the unrecorded lease referred to in the memorandum thereof referred to in Schedule A.

5. Covenants, conditions and restrictions 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 in the document
 Recording Date: June 27, 1969
 Recording No.: 737015
 Executed by: Shelter Bay Company, a Washington corporation

AMENDED by instrument:

Recorded: August 19, 1970, July 18, 1972, June 12, 1987, July 7, 1989, May 15,

EXHIBIT "A"

Exceptions
(continued)

- 1990, May 17, 1990, July 22, 1991, May 20, 992, May 16, 1995, May 14,
1996, May 14, 1997, May 7, 1998, May 7, 1999, May 10, 2000, May 9, 2001, May
16, 2002; January 28, 2005, May 19, 2005, December 18, 2007 February 29,
2008; February 29, 2008, May 5, 2009, May 25, 2011, May 31, 2013, June
6, 2015 and July 20, 2016
- Auditor's No.: 742574, 771238, 8706120005, 8907070110, 9005150058, 9105170025,
9107220050, 9107220051, 9205200023, 9205200024, 9205200025, 9505160046,
9605140103, 9705140180, 9805070092, 9905070119, 200005100092,
200005100093, 200105090101, 200205160173; 200501280090;
200505190051, 200505190052, 200712180107 200802290010,
200802290010, 200905050046, 200905050047, 201105250120,
201305310138, 201506230053, and 201607200052 records of Skagit County, Washington
6. Any unpaid assessments or charges and liability to further assessments or charges, for which
a lien may have arisen (or may arise), all as provided for in instrument set forth below:
Imposed by: Shelter Bay Community, Inc.
Recording Date: September 18, 1979 and April 4, 1980
Recording No.: 7909180041 and 8004040056
7. Agreement, including the terms and conditions thereof; entered into;
By: Shelter Bay Community, Inc.
And Between: Shelter Bay Community Division No. 1
Recorded: February 26, 2009
Auditor's No. 200902260127, records of Skagit County, Washington
Providing: Special Assessments
8. City, county or local improvement district assessments, if any.
9. Dues, charges and assessments, if any, levied by Shelter Bay Company.
10. Dues, charges, and assessments, if any, levied by Shelter Bay Community, Inc.