

When recorded return to:
John R Ryan and Karen M Rogers
1915 10th Street
Anacortes, WA 98221



201808230027

08/23/2018 11:24 AM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2018 3726
AUG 23 2018

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620035611

Amount Paid \$ 13,337.²⁰
Skagit Co. Treasurer
By *mlm* Deputy

CHICAGO TITLE
620035611

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kenneth D. Murphy and Nancy L. Murphy, 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 John R Ryan and Karen M Rogers, a married couple

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

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

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

Lot(s): 8 - 10 Block: 168 MAP OF THE CITY OF ANACORTES

Tax Parcel Number(s): P56072 / 3772-168-010-0003,

Subject to:

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


STATUTORY WARRANTY DEED

(continued)

Dated: August 15, 2018


Kenneth D. Murphy
Nancy L. MurphyState of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Kenneth D. Murphy and Nancy L. Murphy are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: August 20, 2018
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Shohomish CO
My appointment expires: 9.01.2018

KATHERYN A. FREEMAN
STATE OF WASHINGTON
NOTARY -- PUBLIC
My Commission Expires 9-01-2018

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P56072 / 3772-168-010-0003

Lots 8, 9 and 10, Block 168, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", according to the plat thereof recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

Situated in Skagit County, Washington.

EXHIBIT "B"

Exceptions

1. Agreement by and between the City of Anacortes and Kenneth D. Murphy and Nancy L. Murphy including the terms, covenants and provisions thereof

Recording Date: September 4, 2013
Recording No.: 201309040063
2. Any rights, interests, or claims which may exist or arise by reason of any matters disclosed by survey,

Recording Date: May 23, 2013
Recording No.: 201305230129
3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by the City of Anacortes.