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09/14/2018 03:45 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

AFTER RECORDING MAIL TO:

812 LLC
3705 N Woodland
Mount Vernon, WA 98273

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-169032-OE.

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR U.S. CLANCEY L.L.C., 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 812 LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal: Lots 8-14, Blk. 57, Anacortes TGW Ptn Abandoned GN EE R/W.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 3772-057-008-0002, P55257

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated September 4, 2018

2018 4/15
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 14 2018

Amount Paid \$ 14,245.00
Skagit Co. Treasurer
By VTF Deputy

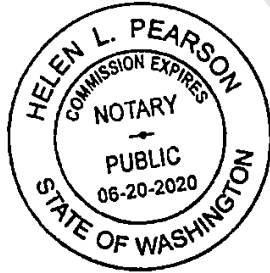
U.S. Clancey LLC, a Washington Limited
Liability Company

By: Gary J. Clancey, Manager

STATE OF Washington }
COUNTY Skagit } SS:
OF _____

I certify that I know or have satisfactory evidence that Gary J. Clancey (is/ are) the person(s) who appeared before me, and said person(s) acknowledge (he/ she/ they) signed this instrument, on oath stated (he/ she/ they) (is/ are) authorized to execute the instrument and acknowledge that as the Manager of U.S. Clancey LLC, a Washington Limited Liability Company to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: September 10th, 2018



Helen L. Pearson
Helen L. Pearson
Notary Public in and for the State of Washington
Residing Starwood
My appointment 6-20-2020

LPB

EXHIBIT A

Lots 8 to 14, inclusive, Block 57, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington;

ALSO that portion of abandoned right-of-way of the Great Northern Railway Company bounded as follows:

On the North by the South line of the alley in said Block 57, extended; on the East by the Northeasterly line of said abandoned right-of-way; on the South by the South line of said Block 57, extended; and on the West by the Southwesterly line of said abandoned right-of-way;

EXCEPT that portion described as follows:

Beginning at the Southeast corner of said Block 57;
thence Westerly along the South line of said Block 57, 150 feet;
thence Northerly along a line which is a parallel with the East line of said Block 57, 100 feet, more or less, to the South line of an alley;
thence Easterly along the South line of said alley, 150 feet to the East line of said Block 57;
thence Southerly along said East line to the point of beginning.

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