

When recorded return to:
Kathleen D. Garner
30352 South Skagit Highway
Sedro Woolley, WA 98284


201809200086
09/20/2018 02:20 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.: 620035882

CHICAGO TITLE
020035882

STATUTORY WARRANTY DEED

THE GRANTOR(S) Ezra Kaplan, a married man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Kathleen D. Garner, an unmarried person

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.)

PTN NE SW AND SE SW, 30-35-06

Tax Parcel Number(s): P42098 / 350630-3-002-0025, P42100 / 350630-3-003-0008,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20180920
SEP 20 2018

Amount Paid \$ 5,434.00
Skagit Co. Treasurer
By *MG* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: September 14, 2018



Ezra Kaplan

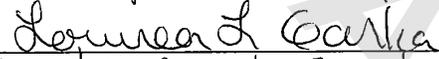


Tanya Kaplan

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Ezra Kaplan and Tanya Kaplan 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: September 20, 2018



Name: Lourea L. Garka
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 10/27/2018

LOUREA L. GARKA
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 10-27-2018

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P42098 / 350630-3-002-0025 and P42100 / 350630-3-003-0008

The West ½ of the Southeast ¼ of the Southwest ¼ and that portion of the West ½ of the Northeast ¼ of the Southwest ¼, lying South of the County road commonly known as South Skagit Highway, all in Section 30, Township 35 North, Range 6 East W.M.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Record of Reforestation Requirements including the terms, covenants and provisions thereof
Recording Date: December 27, 1983
Recording No.: 8312270012
2. Exceptions and reservations as contained in Deed
From: Cascade Pole Company
Recording Date: November 8, 1983
Recording No.: 8311080060
As Follows: The seller hereby reserves all minerals, including oil and gas located in and under the subject property and the right to remove same

Said reservation was further clarified and amended by affidavit from Cascade Pole Company recorded July 20, 1994, under Auditor's File No. 9407200071, records of Skagit County, Washington.
3. Record of Survey
Recording Date: January 17, 1984
Recording No.: 8401170035
4. Notice of On-Site Sewage System Status including the terms, covenants and provisions thereof
Recording Date: September 9, 1991
Recording No.: 9109090069
5. Lot of Record Certification including the terms, covenants and provisions thereof
Recording Date: March 11, 2010
Recording No.: 201003110003
6. City, county or local improvement district assessments, if any.