


When recorded return to:

3903 J Ave., LLC
3903 J Avenue
Anacortes, WA 98221


201811160084
11/16/2018 12:26 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620036611

CHICAGO TITLE
620036611

STATUTORY WARRANTY DEED

THE GRANTOR(S) John M. Cusic and Debra S. Cusic, 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 3903 J Ave., LLC, a Washington limited liability company

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

Lot 35, BROADVIEW ADDITION TO THE CITY OF ANACORTES, according to the Plat thereof recorded in Volume 7 of Plats, Page 22, records of Skagit County, Washington.

Situated in Skagit County, Washington

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


Tax Parcel Number(s): P56948 / 3777-000-035-0004,

Subject to:

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

20185045
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 16 2018

Amount Paid \$ 4,439.70
Skagit Co. Treasurer
By  Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: November 12, 2018

John M. Cusic
John M. Cusic

Debra S. Cusic
Debra S. Cusic

State of Arizona

County of Maricopa

I certify that I know or have satisfactory evidence that John M. Cusic and Debra S. Cusic 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: 11-13-2018

Justin A. Stittsworth
Name: Justin A. Stittsworth
Notary Public in and for the State of Arizona
Residing at: Maricopa County, AZ
My appointment expires: 2-6-2020



JUSTIN A. STITTSWORTH
Notary Public - Arizona
Maricopa County
Expires 02/06/2020

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated October 23, 2018
between Paul E Groesbeck or assigns Jean V Groesbeck or assigns ("Buyer")
Buyer Buyer
and John M Cusic Debra S Cusic ("Seller")
Seller Seller
concerning 3903 J Avenue Anacortes WA 98221 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authenticator
Paul E Groesbeck or assigns 10/23/2018
Buyer 10/23/18 8:02:38 PM PDT Date

Authenticator
Jean V Groesbeck or assigns 10/23/2018
Buyer 10/23/18 7:59:12 PM PDT Date

Authenticator
John M Cusic 10/24/2018
Seller 10/24/18 8:09:44 AM PDT Date

Authenticator
Debra S Cusic 10/24/2018
Seller 10/24/18 7:58:47 AM PDT Date

11-13-18