



201812210049

12/21/2018 01:37 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

When recorded return to:

Walter Guterbock and Susan Guterbock, Trustees of Walter and Susan Guterbock Revocable Trust
2005 29th Place
Anacortes, WA 98221

STATUTORY WARRANTY DEED

THE GRANTOR(S) Peggy M. Goss, also shown of record as Peggy M. Cook and Peggy M. Whitney, as her separate estate, 7449 Remington Lane, Anacortes, WA 98221,

for and in consideration of **ten dollars and other valuable consideration as part of an IRS 1031 Tax Deferred Exchange**

in hand paid, conveys, and warrants to Walter Guterbock and Susan Guterbock, Trustees of Walter and Susan Guterbock Revocable Trust

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

LOTS 10,11,12 BLK 6 HENSLEY'S FIRST ADD

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P57344 & 3794-006-012-0007

Dated: *December 20, 2018*

Peggy M. Goss
Peggy M. Goss

READ AND CONTENT APPROVED:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

W. Hensley
DEC 21 2018

Amount Paid \$ *7500.00*
By *MG* Skagit Co. Treasurer Deputy

Statutory Warranty Deed
LPB 10-05

Order No.: 18-1139-KS

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STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Peggy M. Goss is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 20 day of December, 2018

Kim M. Smith
Signature

Notary
Title

My appointment expires: 10-6-2020

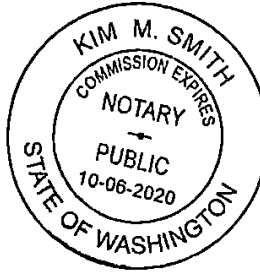


EXHIBIT A
LEGAL DESCRIPTION

Property Address: 1019 26th Street, Anacortes, WA 98221

Tax Parcel Number(s): P57344 & 3794-006-012-0007

Property Description:

Lots 10, 11 and 12, Block 6, "PLAT OF HENSLER'S FIRST ADDITION TO THE CITY OF ANACORTES, SKAGIT CO., WASH.", as per plat recorded in Volume 3 of Plats, page 46, records of Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

Order No.: 18-1139-KS

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EXHIBIT B

18-1139-KS

1. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Hensler's First Addition to the City of Anacortes recorded June 27, 1905 as Volume 3 of Plats, Page 36.

The company calls attention to provisions contained in Washington Uniform Common Interest Ownership Act, Senate Bill 6175 providing that Plats recorded after July 1, 2018, and older Plats that have opted in, that meet the requirements under Senate Bill 6175 will require delivery to the Proposed Purchaser of either a "Public Offering Statement" or "Resale Certificate".