

AFTER RECORDING MAIL TO:

Todd Wigal, Member  
P.O. Box 803  
La Conner, WA 98257

201812280084

12/28/2018 03:14 PM Pages: 1 of 4 Fees: \$102.00  
Skagit County Auditor

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-167421-OE ✓

**Land Title and Escrow**

**Statutory Warranty Deed**

THE GRANTOR ANACOM, LLC, 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 Leftcoast Ventures LLC, a Washington Limited Liability Company the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Ptn SW 1/4 & SE 1/4 Of SW 1/4, 3-34-2 E W.M.

For Full Legal See Attached Exhibit "A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 01-167421-OE.

Tax Parcel Number(s): P19759, 340203-3-023-0002, P19752, 340203-3-019-0008

Dated December 26, 2018

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2018 5639  
DEC 28 2018

Amount Paid \$ 7125.00  
Skagit Co. Treasurer  
By *HTB* Deputy

ANACOM, LLC

*John K. Johnson*  
By: John K. Johnson, Member

*Nena M. Johnson*  
By: Nena M. Johnson, Member

STATE OF CA }  
COUNTY OF Riverside } SS:

I certify that I know or have satisfactory evidence that **John K. Johnson and Nena M. Johnson** signed this instrument, on oath stated that **they** are authorized to execute the instrument and acknowledged it as the **Members** of **Anacom, LLC** to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December, 2018

See Notarial Certificate  
Attached  
12/27/18  
Date  
CLT  
Notary Intls.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

# CALIFORNIA ALL- PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Riverside }

On December 27, 2018 before me, Conrad Trembath, Notary Public,  
(Here insert name and title of the officer)

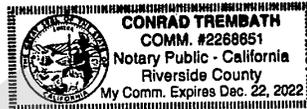
personally appeared John K. Johnson and Mary Nena Johnson,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Conrad Trembath  
Notary Public Signature

(Notary Public Seal)



### ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT  
Warranty Deed  
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 2 Document Date 12/27/18

### INSTRUCTIONS FOR COMPLETING THIS FORM

*This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
- Corporate Officer

\_\_\_\_\_  
(Title)

- Partner(s)
- Attorney-in-Fact
- Trustee(s)
- Other \_\_\_\_\_

**EXHIBIT A**PARCEL "A":

The West 165 feet of the South  $\frac{1}{2}$  of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 34 North, Range 2 East, W.M., EXCEPT that portion, if any, lying North of a line that is 660 feet North of and parallel with the South line of said Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ ; AND EXCEPT any portion thereof lying East of a line that is parallel with and 1,485 feet East of the West line of said Section; AND ALSO EXCEPT that portion conveyed to Skagit County by Right of Way Correction Deed – Reservation Road Parcel No. 4-4021-1, recorded February 24, 1998, under Auditor's File No. 9802240014.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ , lying Easterly and Southeasterly of the County road right of way, all in Section 3, Township 34 North, Range 2 East, W.M., EXCEPT that portion conveyed to Skagit County by Right of Way Correction Deed – Reservation Road Parcel No. 4-4021-1, recorded February 24, 1998, under Auditor's File No. 9802240014.

Situate in the County of Skagit, State of Washington.