



201901150021

01/15/2019 09:02 AM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

WHEN RECORDED RETURN TO:

Michael Bonewits

5401 DOON Way
Anacortes, WA 98221

Land Title and Escrow

01-170552-S

File No.: 337378

Filed for Record at Request of: **Stewart Title Company**

STATUTORY WARRANTY DEED

THE GRANTOR(S), **Mary Lou Childs, Trustee of the Ed and Mary Lou Childs Family Trust, a revocable living trust, dated June 29, 2010** for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Michael Bonewits, a single man** the following described real estate, situated in the County of Skagit, State of Washington:

See Exhibit "A"

Subject to: 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.

Abbreviated Legal: Lot 51, Skyline #7, Together with Ptn of SE NW, 27-35-1

Tax Parcel Number(s): P59632

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019143
JAN 15 2019

Amount Paid \$ 16,839.³⁵
Skagit Co. Treasurer
By *Cham* Deputy

Dated: Jan. 10, 2019

Ed and Mary Lou Childs Family Trust

By: Mary Lou Childs, Trustee
Mary Lou Childs, Trustee of the Ed and Mary Lou
Childs Family Trust

State of Washington

ss.

County of Skagit

I certify that I know or have satisfactory evidence that Mary Lou Childs is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she is authorized to execute the instrument and acknowledge it as the Trustee of Ed and Mary Lou Childs Family Trust to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: Jan. 10, 2019

Kristi J. Bates

Notary name printed or typed: Kristi J. Bates

Notary Public in and for the State of Washington

Residing at 5095 Fern St., Blaine, WA 98230

My appointment expires: 10/2/2022

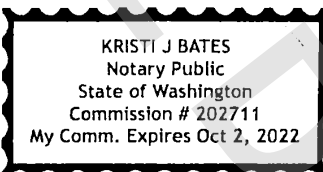


EXHIBIT A

Lot 51, "SKYLINE NO. 7," as per plat recorded in Volume 9 of Plats, pages 70 and 71, records of Skagit County, Washington.

TOGETHER WITH that portion of Section 27, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the most Southwesterly corner of Lot 51, SKYLINE NO. 7," as per plat recorded in Volume 9 of Plats, pages 70 and 71;
thence South $7^{\circ}29'57''$ East 95 feet;
thence on a curve to the right, the center of which bears South $7^{\circ}29'57''$ East a distance of 60 feet, an arc distance of 15.48 feet to a point which bears South $7^{\circ}17'13''$ West from the most Southeasterly corner of said Lot 51;
thence North $7^{\circ}17'13''$ East a distance of 95 feet to the Southeasterly corner of said Lot 51;
thence Southwesterly along the Southerly line of said Lot 51, a distance of 40 feet to the point of beginning.

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

END OF EXHIBIT A