

AFTER RECORDING MAIL TO:

Izaak John and Danielle Bullard Fox  
4008 West 3rd Street  
Anacortes, WA 98221

201903050072

03/05/2019 03:31 PM Pages: 1 of 2 Fees: \$100.00  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2019 803

MAR 05 2019

Amount Paid \$86 02.<sup>40</sup>  
Skagit Co. Treasurer  
By *man* Deputy

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 02-170997-OE ✓

*Land Title and Escrow*      **Statutory Warranty Deed**

THE GRANTOR CAROL SCOTT, married as her separate estate (NOT GRANTORS PRIMARY RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to IZAAK FOX and DANIELLE FOX, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

The Westerly 20 feet of Lot 3, and all of Lots 4, 5, and 6, Block 1505, "NORTHERN PACIFIC ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington;

TOGETHER WITH the Northwesterly 10 feet of vacated West 3<sup>rd</sup> Street adjacent thereto, vacated by the City of Anacortes under Ordinance No. 2314, which upon vacated reverted to said premises by operations of law;

EXCEPT that portion of "West 3<sup>rd</sup> Street" lying Westerly of the Easterly 13.26 feet of Lot 6, extended;

EXCEPTING THEREFROM that portion of lots 5 and 6 as conveyed to the City of Anacortes for Roadway purposes by Ordinance No. 2314 and by Quit Claim Deed recorded May 11, 1994 under Auditor's File No. 9405110087, and as depicted on Survey of said property recorded under Auditor's File No. 9312130051;

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

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 and Escrow Company's Preliminary Commitment No. 02-170997-OE.

Tax Parcel Number(s): 3809-505-006-0009, P58421

Dated March 1, 2019

Carol Scott  
Carol K. Scott

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Carol K. Scott is / are the person(s) who appeared before me, and said person(s) acknowledged that he / she / they signed this instrument and acknowledged it to be his / her / their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 3-1-2019

Kari Pittenridge

Notary Public in and for the State of  
Residing at Oak Harbor  
My appointment expires: 7/16/2021

