

AFTER RECORDING MAIL TO:

Marc D. Roberson
2203 12th Street
Anacortes, WA 98221

201903080016
03/08/2019 09:08 AM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-171056-OE ✓

Land Title and Escrow

Statutory Warranty Deed

Grantor(s): TIMOTHY J. SCHMIDT and ELIZABETH SCHOLZE, husband and wife
Grantee(s): MARC D. ROBERSON, an unmarried person
Abbreviated Legal: Ptn Blk 204, City of Anacortes (Aka Lt. A, Survey AF# 201601060003).

Assessor's Tax Parcel Number(s): 3772-204-005-0003, P56225

MR

THE GRANTOR TIMOTHY J. SCHMIDT and ELIZABETH SCHOLZE, husband and wife for and in consideration of THREE HUNDRED FIFTY THOUSAND AND NO/100 in hand paid, conveys and warrants to MARC D. ROBERSON, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

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. 02-171056-OE

Dated March 4, 2019

[Signature]
Timothy J. Schmidt

[Signature]
Elizabeth Scholze

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2019850
MAR 08 2019

Amount Paid \$6235.00
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Timothy J. Schmidt and Elizabeth Scholze 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: 3/4/19 [Signature]



Notary Public in and for the State of WA
Residing at 0000 Harbor
My appointment expires: 7/16/2021

EXHIBIT A

Lots 1 and 2, inclusive, Block 204, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

TOGETHER WITH that portion of Lot 3 of said Block 204 described as follows:

Beginning at the Northeast corner of said Lot 1;
thence North 89°25'42" West 74.95 feet along the North boundary of said Block 204 to the point of beginning;
thence South 0°34'20" West, 33.00 feet;
thence North 89°25'42" West, 2.00 feet;
thence South 0°34'20" West, 14.79 feet;
thence North 89°25'42" West 2.00 feet;
thence South 0°34'20" West, 33.00 feet;
thence South 89°25'42" East, 2.00 feet;
thence South 0°34'20" West, 19.05 feet to the South boundary of said Block 204;
thence South 89°25'42" East along the South boundary of Block 204, 14.99 feet to the East boundary of Lot 3;
thence North 0°34'20" East along the East boundary of Lot 3, 99.84 feet to the Northeast corner of Lot 3;
thence North 89°25'42" West, 14.99 feet along the North boundary of Block 204 to the point of beginning.

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