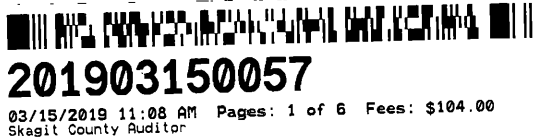


When recorded return to:
John E. Lastelic and Joleen Anne Lastelic
177 Suquamish Way
La Conner, WA 98257



Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620037284

CHICAGO TITLE
020037284

STATUTORY WARRANTY DEED

THE GRANTOR(S) Pamela Florence Oldow, Successor Trustee of the Donald John Oldow Declaration of Trust Dated August 27, 1981 and Pamela Oldow, Trustee of the Pamela Florence Oldow Declaration of Trust, Dated August 27, 1981

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to John E. Lastelic and Joleen Anne Lastelic, a married couple

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Lot(s): 177 SHELTER BAY DIV NO. 2

Tax Parcel Number(s): P129045/ 5100-002-177-0000, S3302020026

The leasehold estate, as created by the instrument herein referred to as the Lease which is identified as follows:

Dated: June 2, 1969

Recorded: August 4, 1978

Auditor's No.: 884929, records of Skagit County, Washington

Lessor: Shelter Bay Company, a Washington corporation

Lessee: Robert S. Traff and Astrid M. Traff, husband and wife

Disclosed by: Memorandum of Lease

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019922
MAR 15 2019

Amount Paid \$ 5,556.82
Skagit Co. Treasurer
By *John* Deputy

Assignment of Leasehold Estate and the terms, provisions and conditions thereof

Recorded: 3/15/2019

Auditor's No.: 201903150056

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

STATUTORY WARRANTY DEED

(continued)

Dated: March 7, 2019

Pamela Florence Oldow, Successor Trustee of the Donald John Oldow Declaration of Trust Dated August 27, 1981

BY: Pamela F. Florence Oldow
 Pamela Florence Oldow
 Successor Trustee

Pamela Oldow, Trustee of the Pamela Florence Oldow Declaration of Trust, Dated August 27, 1981

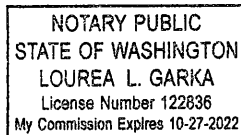
BY: Pamela Oldow
 Pamela Oldow
 Trustee

State of WA
County of Snohomish

I certify that I know or have satisfactory evidence that Pamela Florence Oldow

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Trustee of Pamela Florence Oldow Declaration of Trust to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: March 8, 2019



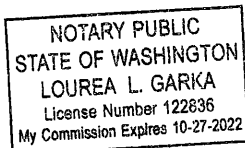
Lourea L. Garka
 Name: Lourea L. Garka
 Notary Public in and for the State of WA
 Residing at: Arlington
 My appointment expires: 10/27/2022

State of WA
County of Snohomish

I certify that I know or have satisfactory evidence that Pamela Oldow

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Successor Trustee of Donald John Oldow Declaration of Trust to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: March 8, 2019



Lourea L. Garka
 Name: Lourea L. Garka
 Notary Public in and for the State of WA
 Residing at: Arlington
 My appointment expires: 10/27/2022

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P129045/ 5100-002-177-0000 and S3302020026

Lot 177, "REVISED MAP OF SURVEY OF SHELTER BAY DIV. 2, Tribal and Allotted Lands of Swinomish Indian Reservation", as recorded in Volume 43 of Official Records, page 833, records of Skagit County, Washington.

TOGETHER WITH the following described parcel:

Beginning at the most Easterly corner of Lot 177, thence North 49 deg. 37'30" East to the line of mean high tide, thence Northwesterly along the line of mean high tide to an intersection with a line projected North 49 deg. 37' 30" East from the most Northerly corner of Lot 177; thence South 49 deg. 37' 30" West to the most Northerly corner of Lot 177, thence South 40 deg. 22' 30" East a distance of 80.00 feet to the point of beginning.

Situated in Skagit County, Washington.

EXHIBIT "B"

Exceptions

1. A Lease, or memorandum thereof, including the terms and conditions thereof;
 Dated: August 16, 1968
 Recorded: August 8, 1969
 Auditor's No.: 725143, records of Skagit County, Washington
 Lessor: The Swinomish Indian Tribal Community, et al
 Lessee: Indian Bay Company, now Shelter Bay Company
 Affects: Said premises and other property

 Supplemented and Amended by instrument:
 Recorded: May 14, 1969
 Auditor's No.: 726476, records of Skagit County, Washington

 As amended, the Leasehold term is 75 years from July 1, 1969.
2. Terms, covenants, conditions, and provisions of the lease referred to in Schedule A hereof.
3. Any defect in or invalidity of, or any matters relating to the leasehold estate described in Schedule A which would be disclosed by an examination of the unrecorded lease referred to in the memorandum thereof referred to in Schedule A.
4. Covenants, conditions, and restrictions contained in declaration(s) of restriction, but omitting any covenant or restrictions, if any, based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by law;
 Recorded: June 27, 1969
 Auditor's No(s): 728259, records of Skagit County, Washington
 Executed By: Shelter Bay Company, a Washington corporation

 AMENDED by instrument:
 Recorded: August 19, 1970; July 16, 1971; July 18, 1972; June 12, 1987; July 7, 1989; May 15, 1990; July 22, 1991; May 20, 1992; May 16, 1995; May 14, 1996; May 14, 1997; May 7, 1998; May 7, 1999; May 10, 2000; May 9, 2001; May 16, 2002, January 28, 2005, May 19, 2005, December 18, 2007, February 29, 2008, May 5, 2009, May 25, 2011, May 31, 2013, June 23, 2015, July 20, 2016 and August 16, 2018
 Auditor's No.: 742573; 755472; 771237; 8706120004; 8907070110; 9005150058; 9107220050; 9107220051; 9205200023; 9205200024; 9205200025; 9505160046; 9605140103; 9705140180; 9805070092; 9905070119; 200005100092; 200005100093; 200105090101; 200205160173, 200501280090; 200505190051, 200505190052, 200712180107, 200802290010, 200905050047, 201105250120, 201305310138, 201506230053, 201607200052 and 201808160044 records of Skagit County, Washington
5. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument;
 Recorded: June 27, 1969
 Auditor's No.: 728259, records of Skagit County, Washington
 Imposed By: Shelter Bay Community, Inc.

 AMENDED by instrument:
 Recorded: May 16, 1995 and May 7, 1998
 Auditor's No.: 9505160046 and 9805070092, records of Skagit County, Washington
6. Covenants, conditions and restrictions but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

 Recording Date: May 5, 1993
 Recording No.: 9305050046
7. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a

EXHIBIT "B"

Exceptions
(continued)

document:

Granted to: Gene Dunlap
Purpose: Ingress, egress, drainage, and underground utilities
Recording Date: March 17, 1970
Recording No.: 737018
Affects: All private roads within the plat of Survey of Shelter Bay, Div. 2, and other properties

8. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
9. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Revised Shelter Bay Division No. 2:

Recording No: 737013
10. Agreement, including the terms and conditions thereof; entered into;
By: Shelter Bay Community, Inc.
And Between: Shelter Bay Community Div. 1
Recorded: February 26, 2009
Auditor's No. 200902260127, records of Skagit County, Washington
Providing: Special assessments
11. Any failure to comply with terms and conditions contained in the instrument creating the easement described as

Purpose: Dock easement
Recording Date: May 23, 2002
Recording No.: 200205230161

Reference is hereby made to said document for full particulars.

Additional Assignment of Dock Easement, including the terms, covenants and provisions thereof;

Recording Date: November 4, 2002
Recording No.: 200211040002

Recording Date: May 26, 2004
Recording No.: 200405260051

Recording Date: April 13, 2018
Recording No.: 201804130053

12. City, county or local improvement district assessments, if any.
13. Dues, charges and assessments, if any, levied by Shelter Bay Community, Inc.
14. Dues, charges and assessments, if any, levied by Shelter Bay Company.

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

©Copyright 2014
Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated 2/19/19
between John F. Lastelic Joleen Anne Lastelic ("Buyer")
and Pamela F. Oldow Trust ("Seller")
concerning 177 Sugumish Way LaConner WA 98257 (the "Property")

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authentication
John F. Lastelic 02/19/2019
Buyer Date

Authentication
Joleen Anne Lastelic 02/19/2019
Buyer Date

Authentication
Pamela F. Oldow 3-8-2019
Pamela Florence Oldow Trust 2-19-2019
Seller Date

Seller Date