



201904090075

04/09/2019 03:09 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

When recorded return to:
Melissa A. King and Donald A. King
P.O. Box 82
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620037727

CHICAGO TITLE

620037727

STATUTORY WARRANTY DEED

THE GRANTOR(S) Maurice E. Laufer and Margaret E. Laufer, a married couple
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Melissa A. King and Donald A. King, 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.)

PTN LOT 4, BLK 47, WOOD'S PLAT OF NORTH ANACORTES

Tax Parcel Number(s): P60885 / 3846-047-004-0009

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019/261
APR 09 2019

Amount Paid \$ 717.00
By NG Skagit Co. Treasurer
Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: April 5, 2019

Maurice E. Laufer
Maurice E. Laufer

Margaret E. Laufer
Margaret E. Laufer

State of WASHINGTON
County of ~~SKAGOT~~ Thurston ^{CL}

I certify that I know or have satisfactory evidence that Maurice E. Laufer and Margaret E. Laufer are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: April 8, 2019

[Signature]

Name: Connor Stakelin
Notary Public in and for the State of Washington
Residing at: Lacey
My appointment expires: Oct. 19, 2021

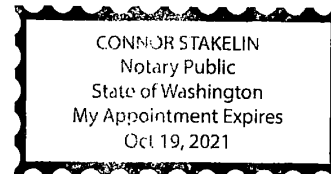


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P60885 / 3846-047-004-0009

LOT 4, BLOCK 47, WOOD'S PLAT OF NORTH ANACORTES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 37, RECORDS OF SKAGIT COUNTY, WASHINGTON;
EXCEPT THE WEST 6 INCHES THEREOF;

TOGETHER WITH THAT PORTION OF ADJOINING VACATED STREETS AND AVENUES AS WOULD ATTACH TO SAID PREMISES BY OPERATION OF LAW.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"

Exceptions

1. Notice of On-Site Sewage System Maintenance Agreement Requirement and the terms and conditions thereof:

Recording Date: August 4, 2010
Recording No.: 201008040011

2. Rights for ingress, egress and utilities, if any, which may have been reserved under the Ordinance which vacated the street or alley adjoining.

3. 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."

4. City, county or local improvement district assessments, if any.