

When recorded return to:

Jamie Anne Black and Lawrence Black
301 Forest Ave
Laguna Beach, CA 92651

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-4624

Oct 23 2019

Amount Paid \$7748.00
Skagit County Treasurer
By Marilyn Martich Deputy

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620039682

CHICAGO TITLE

U20039682

STATUTORY WARRANTY DEED

THE GRANTOR(S) Melissa Maye Goforth and Kevin Goforth, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Jamie Anne Black and Lawrence Black, wife and husband

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.)

LT 4, ANACORTES SHORT PLAT NO. AN92-003, VOL 10 OF SP, PGS 174-175

Tax Parcel Number(s): P103541 / 350124-0-058-0500

SW SE 24-35-1

Subject to:

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

STATUTORY WARRANTY DEED (continued)

Dated: September 27, 2019

Melissa Maye Goforth
Melissa Maye Goforth
Kevin Goforth
Kevin Goforth



State of Washington
County of Skaagit

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

Dated: October 17, 2019

Martin E. Lehr
Name: Martin E. Lehr
Notary Public in and for the State of WA
Residing at: La Crosse
My appointment expires: 2-9-23

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P103541 / 350124-0-058-0500

LOT 4, CITY OF ANACORTES SHORT PLAT NO. ANA 92-003, AS APPROVED FEBRUARY 12, 1993, AND RECORDED FEBRUARY 12, 1993, IN VOLUME 10 OF SHORT PLATS, PAGES 174 AND 175, UNDER AUDITOR'S FILE NO. 9302120125, AND BY AFFIDAVIT OF CORRECTION RECORDED JANUARY 25, 1994, UNDER AUDITOR'S FILE NO. 9401250104, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to:	Lynden H. Reside and Shirley R. Reside, husband and wife
Purpose:	Right to hook onto any sewer line developed on herein described short plat.
Recording Date:	December 19, 1979
Recording No.:	7912190014, records of Skagit County, Washington
2. 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 City of Anacortes Short Plat No. ANA 92-003:

Recording No: 9302120125

Easement delineated on the face of said Short Plat:

For: Utilities
Affects: The North 7 feet

Easement delineated on the face of said Short Plat:

For: Sanitary Sewer
Affects: The East 10 feet

Note contained on the face of said Short Plat as follows:

The construction and maintenance of private roads and/or common driveways are the responsibility of the lot owners and shall be in direct relationship to the usage of the roads.

Affidavit of Correction recorded January 25, 1994 under Auditor's No. 9401250104.
3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to:	Lynden H. Reside and Shirley R. Reside, husband and wife
Purpose:	Sewer Line, road right-of-way ingress, egress and utilities
Recording Date:	February 12, 1993
Recording No.:	9302120126
Affects:	Exact location undisclosed of record
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a

EXHIBIT "B"**Exceptions
(continued)**

document:

Granted to: Puget Sound Power & Light Company
Purpose: Electric Transmission and/or Distribution Lines
Recording Date: November 3, 1992
Recording No.: 9211030061, records of Skagit County, Washington

5. 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: February 12, 1993
Recording No.: 9302120127

6. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
7. Assessments, if any, levied by City of Anacortes.