

AFTER RECORDING MAIL TO:

Christine E. and Wayne E. Kvasnikoff
2219 18th Street
Anacortes, WA 98221

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-176753-OE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-1326
Apr 14 2020
Amount Paid \$9518.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Statutory Warranty Deed

THE GRANTOR Todd A. Nielsen, Person Representative of the Estates of Fredrick J. Nielsen and Elizabeth A. Nielsen, both deceased, under Skagit County Superior Court Probate Cause No. 19-4-00375-29 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to CHRISTINE KVASNIKOFF and WAYNE KVASNIKOFF, a married couple the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lot 5, Windward Village.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 4837-000-005-0000, P121662

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.02-176753-OE

Dated April 9, 2020

The Estates of Fredrick J. Nielsen & Elizabeth A. Nielsen

Todd A Nielsen

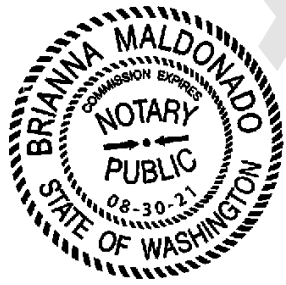
By: Todd A. Nielsen, Personal Representative

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Todd A. Nielsen is / are the person(s) who appeared before me, and said person(s) acknowledge he / she / they signed this instrument, on oath stated he / she / they is / are authorized to execute the instrument and acknowledge that as the Personal Representative of The Estates of Fredrick J. Nielsen & Elizabeth A. Nielsen to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: April 13 2020

Brianna Maldonado



Notary Public in and for the State of Washington
Residing Metwem WA 98213
My appointment expires: 08/30/21

EXHIBIT A

Lot 5, "PLAT OF WINDWARD VILLAGE," as per plat recorded June 14, 2004, under Auditor's File No. 200406140129, records of Skagit County, Washington.

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