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05/08/2020 09:01 AM Pages: 1 of 3 Fees: $105.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When recorded return to:
Eric Axel Anderson
Safe Harbor Investments, LLC
PMB 438 26910 92nd Ave NW #C5
Stanwood, WA 98292

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-1610
May 08 2020
Amount Paid $3645.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Filed for record at the request of:

CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620042291

CHICAGO TITLE
620042291

STATUTORY WARRANTY DEED

THE GRANTOR(S) Judy Brock, a married woman, as her separate estate

for and in consideration of Ten And No/100 Dollars ($10.00) , and other valuable consideration in hand paid, conveys, and warrants to Safe Harbor Investments, LLC, a Washington Limited Liability Company

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

TRACT 21, TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY, AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 33, RECORDS OF SKAGIT COUNTY, WASHINGTON, EXCEPT THAT PORTION CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED DATED SEPTEMBER 30, 1957, FILED AS FILE NO. 557407.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P77364/4175-000-021-0006

Subject to:

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

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STATUTORY WARRANTY DEED
(continued)

Dated: May 4, 2020

Judy Brock

Judy Brock

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that Judy Brock is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in this instrument.
Dated: May 7, 2020

Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of Washington
Residing at: Arlington
My appointment expires: 03.01.2024

NOTARY PUBLIC
STATE OF WASHINGTON
ALYSIA HUDSON
License Number 183699
My Commission Expires 03-01-2024

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EXHIBIT "A"
Exceptions

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

   Purpose: right of for both vehicular and pedestrian travel
   Recording Date: June 16, 1942
   Recording No.: 405615
   Affects: The North 10 feet

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

   Purpose: road
   Recording Date: January 17, 1948
   Recording No.: 415067
   Affects: as described in said instrument

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

   Granted to: Puget Sound Power & Light Company
   Purpose: electric transmission
   Recording Date: December 28, 1948
   Recording No.: 426542
   Affects: The North 10 feet

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

   Granted to: National Bank of Commerce of Seattle
   Purpose: road grade rights of State
   Recording Date: May 29, 1959
   Recording No.: 581061
   Affects: as described in said instrument

5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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

7. Assessments, if any, levied by City of Sedro Woolley.