

AFTER RECORDING MAIL TO:

**Shannon K. Tolliver and Molly G. Germond
149 National Drive
Pinehurst, NC 28374**

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-178156-OE**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-2692

Jul 17 2020

Amount Paid \$21622.00
Skagit County Treasurer
By Bridget Ibarra Deputy

Statutory Warranty Deed

THE GRANTOR ROBERT L. BEINER, unmarried as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to SHANNON K. TOLLIVER and MOLLY G. GERMOND, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:

Lot 10, Ptn Lot 9, Henry W. McFadden Estate & Ptn Gov. Lot 8, 2-34-1 E. W.M.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 3952-000-010-0000, P67393, 340102-0-017-0008, P19035

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated July 10, 2020

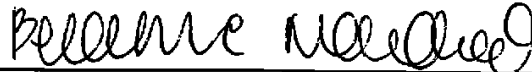


Robert L. Beiner

STATE OF Washington }
COUNTY OF Skagit } SS:

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

Dated: July 10, 2020



Brianna Maldonado
Notary Public in and for the State of Washington
Residing at Mount Vernon WA 98273
My appointment expires: 08/30/2021

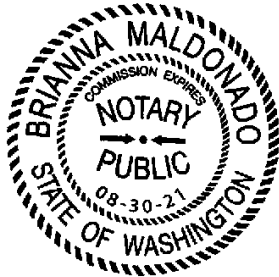


EXHIBIT A

Parcels A, B and C of Survey filed August 9, 2004 under Auditor's File No. 200408090130, records of Skagit County, Washington, being more fully described as follows:

Parcel A:

All of Lot 10 and that portion of Lot 9, "ASSESSOR'S PLAT OF HENRY W. McFADDEN ESTATE," as per plat recorded in Volume 8 of Plats, page 87, records of Skagit County, Washington, described as follows:

Beginning at the Northeast corner of said Lot 9;
thence South $0^{\circ}14'$ West along the East line of said Lot 9, a distance of 359.40 feet to the Southeast corner of said Lot 9;
thence South $44^{\circ}02'$ West along the Southeasterly line of said Lot 9, a distance of 5.73 feet;
thence Northwesterly in a straight line to a point on the North line of said Lot 9 that bears South $86^{\circ}42'$ West 154.39 feet from the point of beginning;
thence North $86^{\circ}42'$ East a distance of 154.39 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

Parcel B:

That portion of Government Lot 8, Section 2, Township 34 North, Range 1 East, W.M., described as follows:

Beginning at the Northwest corner of said Government Lot 8;
thence South $89^{\circ}01'26''$ East along the North line of said Government Lot 8, 40.003 feet to the East line of the West 40.000 feet of said Government Lot 8;
thence South $0^{\circ}13'45''$ West along said East line 463.049 feet to the true point of beginning;
thence continuing South $0^{\circ}13'45''$ West 209.913 feet to the ordinary high water line of Lake Erie;
thence North $52^{\circ}19'28''$ East along said ordinary high water line of Lake Erie 62.051 feet;
thence North $15^{\circ}40'41''$ West 178.632 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.

Parcel C:

A non-exclusive easement for ingress and egress and utilities as described in instrument recorded July 18, 1980, under Auditor's File No. 8007180051, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.