

AFTER RECORDING MAIL TO:

**Fred R. and Joanne Biederman
PO Box 1995
Anacortes, WA 98221**

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-181537-OE**

Statutory Warranty Deed

THE GRANTOR Turning 21, LLC, a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to FRED R. BIEDERMAN and JOANNE BIEDERMAN, a married couple, as joint tenants with rights of survivorship the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lots 18-20, Blk 229, Anacortes (Aka Lot 6, Survey #9708200023).

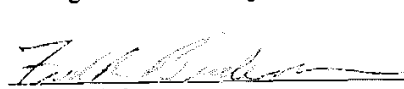
For Full Legal See Attached Exhibit "A"

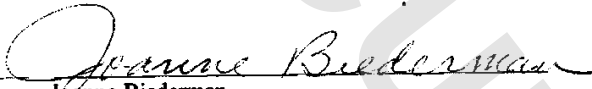
Tax Parcel Number(s): P56321, 3772-229-020-0001

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-5097
Nov 30 2020
Amount Paid \$7205.00
Skagit County Treasurer
By Bridget Ibarra Deputy

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

The Grantees by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with rights of survivorship, and not as community property or as tenants in common. Accepted and Approved:


Fred R. Biederman


Joanne Biederman

Dated November 25, 2020

Turning 21, LLC

Jackie L. Anderson
By: Jackie L. Anderson, Member

Warren L. Anderson
By: Warren L. Anderson, Member

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Jackie L. Anderson and Warren L. Anderson** 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 **Members** of **Turning 21, LLC** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: November 25, 2020

Brianna Maldonado

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



EXHIBIT A

Lots 18, 19 and 20, Block 229, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington,

EXCEPT all that portion thereof conveyed to the City of Anacortes for a cul-de-sac by deed recorded under Auditor's File No. 9511060113.

(Also known as Lot 6 of Survey recorded in Volume 19 of Surveys, page 163, under Skagit County Auditor's File No. 9708200023.)

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