

AFTER RECORDING MAIL TO:

Matthew C. Martin, Kelley Layne Johnson
5100 Totem Trail
Anacortes, WA 98221

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-181603-OE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2020-5319

Dec 14 2020

Amount Paid \$9340.00

Skagit County Treasurer

By Bridget Ibarra Deputy

Statutory Warranty Deed

THE GRANTOR RICHARD ARVID ANDERSON AND CAROLYN M. TURNER-ANDERSON, as Trustees of THE ANDERSON FAMILY TRUST DATED MAY 4, 2005 and Restated in its entirety on December 28, 2015 for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MATTHEW C. MARTIN, an unmarried person and KELLEY LAYNE JOHNSON, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington.

Lot 9, "PLAT OF POTLATCH BEACH DIV. NO. 2," as per plat recorded in Volume 10 of Plats, pages 8 and 9, records of Skagit County, Washington.

ALSO, a 1/75th undivided interest in the tidelands lying in front of and abutting Lots 19 to 56, inclusive of "PLAT OF POTLATCH BEACH, GUEMES ISLAND, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 6 of Plats, page 10, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

SUBJECT TO Covenants, Conditions, Restrictions, Provisions, Agreements, Reservations and Easements of record, if any.

Abbreviated Legal:

Lot 9, Potlatch Beach Div. No. 2.

Tax Parcel Number(s): P77586, 4179-000-009-0008

Dated 12/14/2020

Anderson Family Trust

Richard Arvid Anderson Trustee
By: Richard Arvid Anderson, TrusteeCarolyn M. Turner Anderson Trustee
By: Carolyn M. Turner-Anderson, TrusteeSTATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Richard Arvid Anderson and Carolyn M. Turner-Anderson** are the person(s) who appeared before me, and said person(s) acknowledge they signed this instrument, on oath stated they are authorized to execute the instrument and acknowledge that as the **Trustees** of **Anderson Family Trust** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: December 14, 2020 Shelley L. Nevitt
Shelley L. Nevitt
Notary Public in and for the State of Washington
Residing Bow
My appointment expires: 6-19-2023