

When recorded return to:

Andrew Charles Tuttle and Mary Katherine Tuttle
P.O. Box 29570
Bellingham, WA 98228

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-801
Feb 25 2021
Amount Paid \$445.00
Skagit County Treasurer
By Chelsea Stalcup Deputy

GNW 21-9660

STATUTORY WARRANTY DEED

THE GRANTOR(S) Michael E. Howard, an unmarried person and Christine J. Alspaugh, an unmarried person,
4626 188th St NW, Stanwood, WA 98292,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Andrew Charles Tuttle and Mary Katherine Tuttle, husband and wife

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

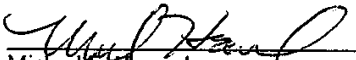
FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

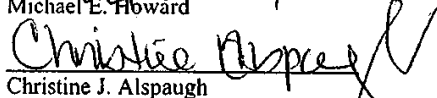
Abbreviated legal description: Property I:
Lot A-63, LAKE TYEE DIVISION NO. III

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may
appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B"
attached hereto

Tax Parcel Number(s): P79861

Dated: 2-25-21


Michael E. Howard


Christine J. Alspaugh

STATE OF WASHINGTON
COUNTY OF SKAGIT

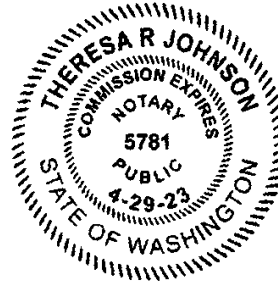
I certify that I know or have satisfactory evidence that Michael E. Howard and Christine J. Alspaugh are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 24th day of February, 2021

Theresa R Johnson
Signature

Notary
Title

My appointment expires: 4-29-23



Statutory Warranty Deed
LPB 10-05

Order No.: 21-9660-TJ

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**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 56061 Tolo Trail, Concrete, WA 98237
Tax Parcel Number(s): P79861

Property Description:

Lot A-63, "LAKE TYEE DIVISION NO. III", as per plat recorded in Volume 11 of Plats, pages 68 through 74, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Statutory Warranty Deed
LPB 10-05

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EXHIBIT B

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1. Declaration of charges, assessments and liens as recorded in instrument dated June 7, 1977 and recorded June 7, 1977 under Auditor's File No. 857759.
2. Easement, affecting a portion of subject property for the purpose of Utilities including terms and provisions thereof granted to Present and future owners in Plat recorded June 7, 1977 as Auditor's File No. 857760
3. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Lake Tyee Division No. III recorded June 7, 1977 as Auditor's File No. 857758 (Vol. 11 of Plats, pages 68-74, inclusive).
4. Protective covenants, easements and/or assessments, but omitting restrictions, if any, based on race, color, religion or national origin executed by Lands-West, Inc., a Washington corporation, recorded June 7, 1977 as Auditor's File No. 857761.

Above covenants, conditions and restrictions were amended and recorded August 3, 1977, June 27, 1979, June 30, 1986, June 12, 1987, September 24, 1996 and March 6, 1996 as Auditor's File No. 861972, 7906270014, 8606300021, 8706120018, 9609240021 and 9603060005.

5. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES, AS DISCLOSED IN INSTRUMENT:

For: Electric transmission line
In Favor Of: Puget Sound Power & Light Company
Disclosed: Metzger Map of Skagit County
Affects: Exact width and location is not disclosed on the record.

Statutory Warranty Deed
LPB 10-05

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