

When recorded return to:

Anne G. Fernandez
Anne G Fernandez, Trustee of The Dolores
Guadalupe Trust dated 11/7/2017
3918 W 3rd Place
Anacortes, WA 98221

Filed for record at the request of:

**CHICAGO TITLE**
COMPANY OF WASHINGTONSKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-3641

Aug 06 2021

Amount Paid \$14217.20

Skagit County Treasurer
By Heather Beauvais Deputy425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620048333

CHICAGO TITLE
620048333**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Darin F. Twete and Tanya M. Twete, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Anne G Fernandez, Trustee of The Dolores Guadalupe Trust
dated 11/7/2017

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

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

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

TRACT 3, CITY OF ANACORTES SP NO. AN-91-004, REC NO. 9311120002, AFFIDAVIT OF
CORRECTION REC NO. 9311220076

NW 24.35-01

Tax Parcel Number(s): P56269 / 3772-211-020-0009

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: July 26, 2021

[Signature]
Darin F. Twete

[Signature]
Tanya M. Twete

State of CO
Douglas County of Douglas

I certify that I know or have satisfactory evidence that

M. Twete Darin F. Twete + Tanya
is/are the person(s) who appeared before me, and said person(s) acknowledged that
(he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: July 27, 2021

[Signature]
Name: Kembra L. Carver
Notary Public in and for the State of CO
Residing at: _____
My appointment expires: 1/16/2025



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P56269 / 3772-211-020-0009

TRACT 3 OF CITY OF ANACORTES SHORT PLAT NO. AN-91-004, APPROVED NOVEMBER 10, 1993, RECORDED NOVEMBER 11, 1993, IN VOLUME 11, PAGES 14 AND 15 OF SHORT PLATS, UNDER AUDITOR'S FILE NO. 9311120002, AND AMENDED BY AFFIDAVIT OF CORRECTION RECORDED NOVEMBER 22, 1993, UNDER AUDITOR'S FILE NO. 9311220076, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF LOTS 16 THROUGH 20, BLOCK 211, "MAP OF THE CITY OF ANACORTES", ACCORDING TO THE PLAT RECORDED IN VOLUME 2 OF PLATS AT PAGES 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"

Exceptions

1. Easement, including the terms and conditions thereof, granted by instrument
Recorded: June 19, 1992
Recording No.: 9206190067, records of Skagit County, WA
In favor of: Puget Sound Power and Light Company
For: Electric transmission and/or distribution line, together with necessary appurtenances
2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Short Plat AN-91-004:

Recording No: 9311120002
3. Amended covenants, conditions, and restrictions contained in declaration of restrictions
Recorded: May 24, 1994
Recording No.: 9405240135, records of Skagit County, WA
Executed by: Gerald E. Simon and Delight B. Simon

Said instrument replaces declaration recorded under Recording No. 9311120119.
4. Record of Survey;
Recorded: June 18, 2003
Recording No. : 200306180107, records of Skagit County, Washington
5. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
6. Assessments, if any, levied by Anacortes.
7. City, county or local improvement district assessments, if any.
8. Any unrecorded leaseholds, right of vendors and holders of security interests on personal property installed upon the Land and rights of tenants to remove trade fixtures at the expiration of the terms.