

When recorded return to:

Theodore F. Andrews and Janet M. Andrews
4308 Whistle Lake Road
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-4341

Sep 20 2021

Amount Paid \$13256.00
Skagit County Treasurer
By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620049413

CHICAGO TITLE
620049413

STATUTORY WARRANTY DEED

THE GRANTOR(S) Catherine E. Brown, a single person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Theodore F. Andrews and Janet M. Andrews, a married couple

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 B, CITY OF ANACORTES SP NO. AN-91-010; PTN SE 1/4 SW 1/4 30-35-2

Tax Parcel Number(s): P101676 / 350230-3-023-0200

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: September 17, 2021

Catherine E. Brown
Catherine E. BrownState of Washington
County of Skagit

I certify that I know or have satisfactory evidence that

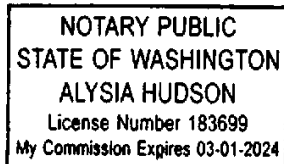
Catherine E. Brown
~~is~~are the ~~person~~(s) who appeared before me, and said ~~person~~(s) acknowledged that
(he/she/they) signed this of instrument and acknowledged it to be (his/her/their) free and voluntary act
for the uses and purposes mentioned in this instrument.Dated: September 20, 2021Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 03.01.2024

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P101676 / 350230-3-023-0200

TRACT B OF CITY OF ANACORTES SHORT PLAT NO. AN-91-010, APPROVED JUNE 26, 1992, AND RECORDED JULY 2, 1992, IN VOLUME 10 OF SHORT PLATS, PAGE 95, UNDER AUDITOR'S FILE NO. 9207020026, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: City of Anacortes
Purpose: Pipe lines
Recording Date: March 6, 1926
Recording No.: 192127
Affects: as described in said instrument
2. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Puget Sound Power and Light Company
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: September 19, 1927
Recording No.: 207244
Affects: as described in said instrument
3. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: City of Anacortes
Recording Date: January 14, 1931
Recording No.: 240264
Affects: as described in said instrument
4. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of: Puget Sound Power and Light Company
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: August 30, 1965
Recording No.: 670987
Affects: as described in said instrument
5. 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 No. AN-19-010:

Recording No: 9207020026

EXHIBIT "B"**Exceptions
(continued)**

6. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:
- In favor of: Puget Sound Power and Light Company
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: September 17, 1992
Recording No.: 9209170091
Affects: as described in said instrument
7. Covenants, conditions and restrictions 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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 in the document
- Recording Date: August 25, 1992
Recording No.: 9208250094
- Modification(s) of said covenants, conditions and restrictions
- Recording Date: February 25, 1993
Recording No.: 9302250032
8. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
9. Assessments, if any, levied by Anacortes.
10. City, county or local improvement district assessments, if any.