

When recorded return to:
Charles G. Enterprises LLC
Greg C Wilson
PO Box 1298
Edmonds, WA 98020

FIDELITY NATIONAL TITLE
MAJOR ACCOUNTS
21001656-NCS

Filed for record at the request of:



5006 Center Street, Suite J
Tacoma, WA 98409

Escrow No.: 21001656-NCS

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-4555

Oct 01 2021

Amount Paid \$11262.40

Skagit County Treasurer

By Marissa Guerrero Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) George Pransky and Linda Pransky, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other good and valuable consideration and as part of an I.R.C. Section 1031 Tax Deferred Exchange in hand paid, conveys, and warrants to Charles G. Enterprises LLC, a Washington limited liability company

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

Lot 2 and the West 4.00 feet of Lot 3, Block 7, Calhoun's Addition to the Town of LaConner, according to the plat thereof recorded in volume 1 of plats, page(s) 14, records of Skagit county, Washington.

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

Tax Parcel Number(s): P117302 / 4124-007-002-0000

Subject to:

1. Boundary line adjustment as disclosed by instrument recorded April 5, 1996 under recording number 9604050053.

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

Purpose:	Exclusive parking easement
Recording Date:	May 15, 1996
Recording No.:	9605150041

3. Covenants, conditions, restrictions and easements 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:	October 11, 2000
Recording No.:	200010110076

4. 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.

STATUTORY WARRANTY DEED

(continued)

Dated: 9-29-21

[Signature]
George Pransky
[Signature]
Linda Pransky

State of WASHINGTON

County of Skagit

I certify that I know or have satisfactory evidence that George Pransky and Linda Pransky 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 this instrument.

Dated: September 29, 2021

[Signature]
Name: Kyle Beam
Notary Public in and for the State of WA
Residing at: Skagit
My appointment expires: 9-11-23

KYLE BEAM
Notary Public
State of Washington
Commission # 210008
My Comm. Expires Sep 11, 2023