



202110150134

10/15/2021 03:23 PM Pages: 1 of 5 Fees: \$207.50
Skagit County Auditor

When recorded return to:

Mark Emmett Wangerin and Molly Smith Wangerin
423 Umatilla Drive
La Conner, WA 98257

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

2021-4764
OCT 15 2021

Amount Paid \$ 2246.60
By Skagit Co. Treasurer Deputy
UT

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620048745

CHICAGO TITLE
620048745

STATUTORY WARRANTY DEED

THE GRANTOR(S) Robert B Griffis and Kathleen A Griffis, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Mark Emmett Wangerin and Molly Smith Wangerin, a married
couple

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

The Leasehold estate affecting the following land created by the instrument herein referred to as the
Lease which is identified as follows:

Lessor: Shelter Bay Company, a Washington corporation
Lessee: E.J. Crescenzi and June G. Crescenzi, husband and wife
Dated: September 9, 1972
Recorded: September 9, 1972
Auditor's No.: 757834

Assignment of Leasehold Estate and the terms, provisions and conditions thereof:

Recorded: October 15, 2021

Auditors No.: 202110150133

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

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

Lot(s): 423, Shelter Bay Div. 3


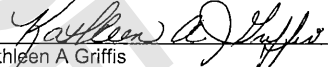
Tax Parcel Number(s): P129232 / 5100-003-423-0000, S3302020114

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: October 8, 2021


Robert B. Griffis
Kathleen A. GriffisState of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Robert B. Griffis and Kathleen A. Griffis
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.


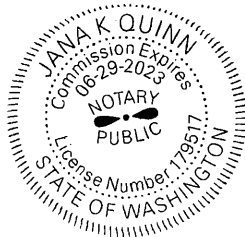
Dated: October 13, 2021
Name: Janak Quinn
Notary Public in and for the State of Washington
Residing at: Arington
My appointment expires: October 2023

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P129232 / 5100-003-423-0000 and S3302020114

Lot 423, SURVEY OF SHELTER BAY, DIVISION NO. 3, Tribal Allotted Lands of Swinomish Indian Reservation, as recorded in Volume 43 of Official Records, pages 839 through 842, under Recording No. 737014, and amendment thereto recorded in Volume 66 of Official Records, page 462, under Recording No. 753731, records of Skagit County, Washington.

Situated in Skagit County, Washington.

EXHIBIT "B"

Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 Survey of Shelter Bay, Division No. 3 in Volume 43, Pages 839 to 842:

Recording No.: 737014

Amendment of said plat recorded in Volume 66 of Plats, Page 462, recorded under recording No. 753731, records of Skagit County.

2. 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, 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 in the document

Recording Date: June 27, 1969

Recording No.: 737015

Executed by: Shelter Bay Company, a Washington corporation

AMENDED by instrument:

Recording No.: 742574
 Recording No.: 771238
 Recording No.: 8706120005
 Recording No.: 8907070110
 Recording No.: 9005150058
 Recording No.: 9105170025
 Recording No.: 9107220050
 Recording No.: 9107220051
 Recording No.: 9205200023
 Recording No.: 9205200024
 Recording No.: 9205200025
 Recording No.: 9505160046
 Recording No.: 9605140103
 Recording No.: 9705140180
 Recording No.: 9805070092
 Recording No.: 9905070119
 Recording No.: 200005100092
 Recording No.: 200105090101
 Recording No.: 200205160173
 Recording No.: 200501280090
 Recording No.: 200505190051
 Recording No.: 200505190052
 Recording No.: 200712180107
 Recording No.: 200802290010
 Recording No.: 200905050046
 Recording No.: 200905050047
 Recording No.: 201105250120
 Recording No.: 201305310138
 Recording No.: 201506230053
 Recording No.: 201607200052
 Recording No.: 201808160044
 Recording No.: 202106170048

3. Assessments or charges and liability to further assessments or charges, including the terms, covenants, and provisions thereof, disclosed in instrument;
 Recorded: June 27, 1969
 Recording No.: 737015, records of Skagit County, Washington
 Imposed By: Shelter Bay Community, Inc.

AMENDED by instrument(s):

Recorded: May 16, 1995 and May 7, 1998

EXHIBIT "B"

Exceptions
(continued)

- Recording No.: 9505160046
Recording No.: 9805070092
4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
- Purpose: Ingress, egress, drainage and underground utilities over all private roads in said plat
Recording Date: March 17, 1970
Recording No.: 737018
Affects: Parcels A and B
5. ByLaws and Covenant and the terms and conditions thereof:
- Recording Date: May 10, 2000
Recording No.: 200005100093
6. Agreement, including the terms and conditions thereof; entered into;
- By: Shelter Bay Community, Inc.
And Between: Shelter Bay Community Division No. 1
Recorded: February 26, 2009
Auditor's No. 200902260127, records of Skagit County, Washington
Providing: Special Assessments
7. City, county or local improvement district assessments, if any.
8. Dues, charges and assessments, if any, levied by Shelter Bay Company.
9. Dues, charges, and assessments, if any, levied by Shelter Bay Community, Inc.