

When recorded return to:

Lyle Kendall and Mary Frances Kendall
769 Roberts Bluff Road
Coupeville, WA 98239

Land Title and Escrow
203976-LT

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Keystone Property Services, LLC, a Washington Limited Liability Company** for and in consideration of Ten Dollars and Other Good and Valuable Consideration in hand paid, conveys, and warrants to **Lyle Kendall and Mary Frances Kendall, a married couple** the following described real estate, situated in the County Skagit, State of Washington:

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

Lots 10, 11, 12 & ptn Lot 9, Blk 15, Seattle Syndicate's First Add.

GRANTOR HEREIN GRANTS, CONVEYS, AND ESTABLISHES A SEWER LINE EASEMENT AS DESCRIBED IN "EXHIBIT A" FOR THE BENEFIT OF LOT B. THE EASEMENT CONTAINED HEREIN RUNS WITH THE LAND AND IS BINDING ON THE GRANTORS AND GRANTEES, THEIR HEIRS, SUCCESSORS, AND/OR ASSIGNS.

Tax Parcel Number(s): 3813-015-012-0105/P135638

For Full Legal See Attached "Exhibit A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated: December 21, 2021

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-5926
Dec 29 2021
Amount Paid \$3045.00
Skagit County Treasurer
By Lena Thompson Deputy

Keystone Property Services, LLC, a Washington Limited Liability Company

By: 

Kristopher Yaun, Sole Member

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 21 day of Dec, 2021 by Kristopher Yaun as
Sole Member of Keystone Property Services, LLC.



Signature

Notary Public

Title

My appointment expires: Aug 30 2025

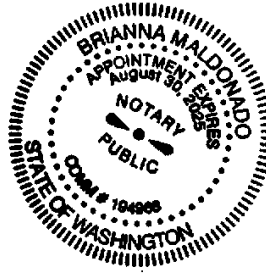


Exhibit A

The South 20 feet of Lot 9 and all of Lots 10, 11 and 12, Block 15, "SEATTLE SYNDICATE'S FIRST ADDITION TO THE CITY OF ANACORTES, WASH.", as per plat recorded in Volume 1 of Plats, page 25, records of Skagit County, Washington.

TOGETHER WITH the Easterly 10 feet of vacated "S" Avenue, abutting said lots.

(Also known as Lot B of BLA-2021-0008, recorded June 25, 2021, under Auditor's File No. 202106250021, records of Skagit County, Washington.)

TOGETHER WITH easement for ingress, egress and maintenance of Sewer Line over, under and across the South 5 feet of Lot A of said BLA-2021-0008.

Situate in the City of Anacortes, County of Skagit, State of Washington.