

When recorded return to:

Michelle Haas Watts and Corey Haas Watts
2104 Spaulding Avenue
Berkeley, CA 94703

GNW 21-14221

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kimberleigh A. Navradszky, a single person as her separate estate,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Michelle Haas Watts and Corey Haas Watts, wife and husband

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description:

Lots 38-40 & N1/2 Lot 37, Block 2, BROWNRIG'S SECOND ADD. TO ANACORTES

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P57034;3779-002-040-0001

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2022-335

Jan 28 2022

Amount Paid \$8094.00

Skagit County Treasurer
By Lena Thompson Deputy

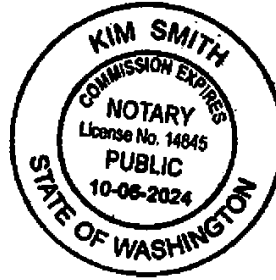
Statutory Warranty Deed
LPB 10-05

Order No.: 21-14221-KS

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Dated: January 13, 2022

Kimberleigh A. Navradzky
Kimberleigh A. Navradzky



STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 13 day of January, 2022 by Kimberleigh A. Navradzky.

Kim Smith
Signature

Notary
Title

My appointment expires: 10-6-2024

**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 1317 King Street, Anacortes, WA 98221
Tax Parcel Number(s): P57034; 3779-002-040-0001

Property Description:

The North 1/2 of Lot 37 and all of Lots 38 through 40, inclusive, Block 2, "BROWNRIG'S SECOND ADDITION TO ANACORTES, WASH.," as per plat recorded in Volume 2 of Plats, page 42, records of Skagit County, Washington.

EXHIBIT B

21-14221-KS

1. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES AND ENCROACHMENTS, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Brownrig's Second Addition to Anacortes Wash.

Recorded: July 16, 1890

Auditor's No.: Volume 2 of Plats, Page 42

2. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES AND ENCROACHMENTS, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Carl & Julie A. Seidel Survey

Recorded: August 26, 2008

Auditor's No.: 200808260061