

**When recorded return to:**  
Kelly J Schactler and David W Boschee  
14838 Gibraltar Road  
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20222358  
Jun 06 2022  
Amount Paid \$17261.00  
Skagit County Treasurer  
By Lena Thompson Deputy

**CHICAGO TITLE STATUTORY WARRANTY DEED**

620050809

**Order No.:** 22-4666WA - Modus Title  
**Title Order No.:** 620050809- Chicago Title  
**Tax Parcel No(s):** P73550 / 4109-040-010-0006, P73513 / 4109-015-000-0000

**THE GRANTOR(S)**

Allison G. Tanaka, Successor Trustee, of The Grant and Sherrell Reefer Revocable Trust, dated October 14, 2005

for and in consideration of TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys, and warrants to

Kelly J Schactler and David W Boschee, a married couple

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

**PARCEL "A":**

All of Blocks 40 and 47, and that portion of Block 39, lying Northerly of the 60 foot wide County road conveyed to Skagit County by Deed recorded July 16, 1946, under Auditor's File No. 394003, EXCEPT Lots 1 and 2 of said Block 39; all in "PLAT OF THE TOWNSITE OF GIBRALTER, SKAGIT CO., WASHINGTON, U.S.A.", as per plat recorded in Volume 1 of Plats, pages 19 and 20, records of Skagit County, Washington;

TOGETHER WITH vacated alley in Block 47 of said Plat; ALSO TOGETHER WITH those portions of vacated Georgia Street, Wyoming Street, Virginia Street, Montana Street, Wilkes Street, Orcas Street and Whidbey Street, which upon vacation reverted to said premises by operation of law,

EXCEPT from all of the above, those portions, if any, lying within the boundaries of those certain 60 foot wide strips of land conveyed to Skagit County for road purposes by Deed recorded September 17, 1946, under Auditor's File No. 396039, and by Deed recorded July 22, 1941, under Auditor's File No. 342050, in Volume 184 of Deeds, page 373, records of Skagit County, Washington,

AND ALSO EXCEPT any portions thereof lying within the boundaries of existing public rights of way,

AND ALSO EXCEPT the three following described portions thereof:

- 1.) Said Block 47, TOGETHER WITH those portions of the vacated streets and alleys that would attach

thereto by operation of law.

2.) Those portions of said Blocks 39 and 40 lying Easterly of the Southerly extension of the West line of the "PLAT OF QUAKER COVE", as per plat recorded in Volume 6 of Plats, page 37, records of Skagit County, Washington, said Southerly extension extends from the Southwest corner of Lot 19 in the "PLAT OF QUAKER COVE", South to Gibraltar Road; these portions of said Blocks 39 and 40 include those portions of the vacated streets and alleys that would attach thereto by operation of law.

3.) Those portions of said Blocks 39 and 40, including vacated streets and alleys, that would attach thereto by operation of law, described below:

A strip of land 60.00 feet in width lying 30 feet on each side of the following described centerline: Commencing at the West quarter corner of Section 17, Township 34 North, Range 2 East W.M.; thence South 00 degrees 28'42" West along the West line of the Southwest ¼ of said Section 17 to the Southwest corner of said Section 17; thence North 62 degrees 06'09" East a distance of 1,681.21 feet, more or less, to the monumented Southeast corner of Block 47 of said "PLAT OF THE TOWNSITE OF GIBRALTER, SKAGIT CO., WASHINGTON, U.S.A."; thence North 89 degrees 29'02" West 30.00 feet to the true point of beginning of said centerline; thence South 00 degrees 29'02" West 68.55 feet; thence South 27 degrees 21'15" West 62.08 feet; thence South 20 degrees 29'45" West 113.87 feet, more or less, to a point on the Northerly right of way line of Gibraltar Road, said point bears North 68 degrees 08'03" East, a distance of 1,494.37 feet from the Southwest corner of said Section 17 and is the terminus of said centerline;

TOGETHER WITH that portion of said Blocks 39 and 40 lying Easterly of the East line of the above described 60.00 foot wide strip of land and Westerly of the Southerly extension of the West line of the "PLAT OF QUAKER COVE", as per plat recorded in Volume 6 of Plats, page 37, records of Skagit County, Washington, extended from the Southwest corner of Lot 19 in the "PLAT OF QUAKER COVE", South to Gibraltar Road. (The above described 60.00 foot wide strip of land is a revision to the 60.00 foot wide easement delineated on the face of that certain Survey recorded December 16, 1999, as Auditor's File No. 199912160093. Said 60.00 foot wide strip of land also being identical with that certain "Notice of Easement" recorded March 5, 1999 as Auditor's File No. 9903050140.)

**PARCEL "B":**

Block 15, "PLAT OF THE TOWNSITE OF GIBRALTER, SKAGIT CO., WASHINGTON, U.S.A.", as per plat recorded in Volume 1 of Plats, pages 19 and 20, records of Skagit County, Washington,

TOGETHER WITH those vacated portions of adjacent streets that have reverted thereto by operation of law. Said Parcels "A" and "B" above are collectively TOGETHER WITH a non-exclusive easement for ingress and egress over and across the Joint Access Road established by easement recorded December 29, 1999, as Auditor's File No. 199912290073.

All situated in Skagit County, Washington.

Tax Parcel No(s): P73550 / 4109-040-010-0006, P73513 / 4109-015-000-0000

SUBJECT TO:

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document: Granted to: Blocks 47 and 67, Townsite of Gibraltar Purpose: Ingress, egress and utilities; plus air, light and view Recording Date: March 5, 1999 Recording No.: 9903050140  
  
Said easement was partially delineated on a survey recorded as Recording No. 199912160093. The terms of said easement were revised by documents recorded as Recording No. 199912290072 and Recording No. 199912290073
2. Easement and Maintenance Agreement, including the terms, covenants and provisions thereof recorded December 29, 1999, under Recording No. 199912290073, which, among other things, amends the Notice of Easement recorded under Recording No. 9903050140
3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document: Granted to: Puget Sound Power & Light Company Purpose: Underground electric transmission and/or distribution system Recording Date: January 14, 1982 Recording No.: 8001140060

Dated: 05/24/2022

The Grant and Sherrell Reefer Revocable Trust,

BY: Allison G. Tanaka  
Allison G. Tanaka, Successor Trustee

State of Florida  
County of Seminole County

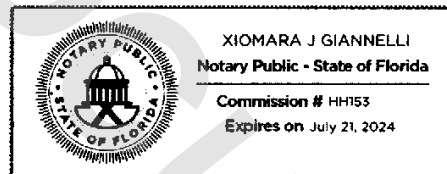
On this 24th day of May, 2022, personally appeared before me, Allison G. Tanaka, and said individuals acknowledged that he/she/they signed this instrument, and on oath stated that he/she/they were authorized to execute this instrument and acknowledge it as the Successor Trustee of The Grant and Sherrell Reefer Revocable Trust, dated October 14, 2005 to be the his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned in the instrument.

Witness under my hand and official seal hereto affixed the day and year first above written.

Dated 05/24/2022

Type of Identification produced: California Driver License

Xiomara J. Giannelli  
Notary Public in and for the State of Florida  
Residing at: Seminole County, FL  
Appointment Expiration: 07/21/2024



Notarized online using audio-video communication