

**When recorded return to:**  
Maureen Brennan  
4320 S Corbett Ave #309  
Portland, OR 97239

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

1835 Barkley Boulevard, Suite 105  
Bellingham, WA 98226

**CHICAGO TITLE COMPANY**  
**620051719**

Escrow No.: 245451303

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Colleen L. Crenshaw, as her separate estate

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration

in hand paid, conveys, and warrants to Maureen Brennan, an unmarried woman

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

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

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

LT(S) 34 AND 35 & PTN OF LT 36, BLK 1, FIDALGO ADDN

Tax Parcel Number(s): P57188 / 3787-001-036-0009

Subject to:

**1. SUBJECT TO: SPECIAL EXCEPTIONS:**

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, 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

**STATUTORY WARRANTY DEED**  
(continued)

permitted by applicable  
law, as set forth on the Plat of Fidalgo Addition:

Recording No: Volume 1 Page 28

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

Granted to: David L. Ferando and Debra M. Fernando  
Purpose: Utilities  
Recording Date: October 18, 1991  
Recording No.: 9110180037  
Affects: The Easterly and Southerly 20 feet of said premises.

3. Skagit County Right to Manage Natural Resource Lands Disclosure, and the terms and conditions thereof:

Recording Date: November 18, 2015  
Recording No.: 201511180036

4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

5. Assessments, if any, levied by Anacortes.

6. City, county or local improvement district assessments, if any.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20222654

Jun 27 2022

Amount Paid \$8031.70

Skagit County Treasurer

By Lena Thompson Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: June 13, 2022

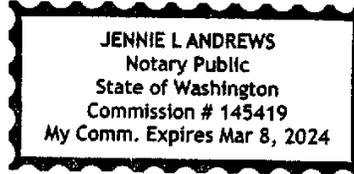
*Colleen L. Crenshaw*  
Colleen L. Crenshaw

State of WASHINGTON  
County of SKAGIT

I certify that I know or have satisfactory evidence that Colleen L. Crenshaw is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 06/22/2022

*Jennie L. Andrews*  
Name: Jennie L. Andrews  
Notary Public in and for the State of Washington  
Residing at: Island County, WA  
My appointment expires: 03/08/2024



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P57188 / 3787-001-036-0009**

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LOT(S) 34 AND 35, AND THE WEST 15 FEET OF LOT 36, BLOCK 1, FIDALGO ADDITION TO THE CITY OF ANACORTES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 28, RECORDS OF SKAGIT COUNTY, WAHSINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.