

When recorded return to:
Duncan A. Wallace and Janis N. Wallace
1405 26th Street
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

32650 State Route 20, Ste. E 202
Oak Harbor, WA 98277

CHICAGO TITLE COMPANY
620052391

Escrow No.: 245452717 *CTC*

STATUTORY WARRANTY DEED

THE GRANTOR(S) Harrington M. Drake and Julianne T. Drake, husband and wife
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 Duncan A. Wallace and Janis N. Wallace, a married couple

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

TRACT 19, "REPLAT OF LOTS 25-48, VIEW ACRES ADDITION TO ANACORTES, WASH.",
ACCORDING TO
THE PLAT THEREOF, RECORDED IN VOLUME 7 OF PLATS, PAGE 85, RECORDS OF
SKAGIT COUNTY,
WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P60559, 3836-000-019-0003

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20223479

Aug 24 2022

Amount Paid \$11565.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED (continued)

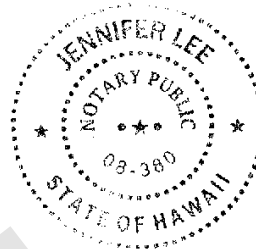
Dated: August 11, 2022

[Signature]
Harrington M. Drake
[Signature]
Julianne T. Drake

State of Hawaii
County of Honolulu

This record was acknowledged before me on August 19, 2022 by Harrington M. Drake.

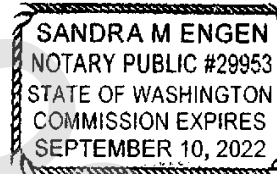
[Signature]
(Signature of notary public)
Notary Public in and for the State of Hawaii
My appointment expires: 8/31/2024



State of Washington
County of Island

This record was acknowledged before me on 8/23/22 by Julianne T. Drake.

[Signature]
(Signature of notary public)
Notary Public in and for the State of Washington
My appointment expires: 9.10.22



NOTARY PUBLIC CERTIFICATION
Jennifer Lee First Judicial Circuit
Doc. Description: Statutory
Warranty Deed
No. of Pages: 3 Date of Doc. 8/19/2022
[Signature] 8/19/2022
Notary Signature Date

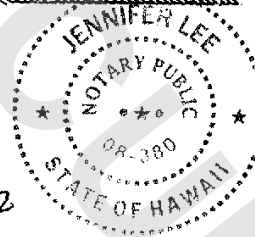


EXHIBIT A

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 permitted by applicable law, as set forth on the Replat of Lots 25-48, View Acres Addition to Anacortes, Wash:

Recording No: 565615

2. Covenants, conditions, restrictions and easements 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, source of income, gender, gender identity, gender expression, medical condition or genetic information, 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: April 7, 1955 Recording No.: 515877

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