

**When recorded return to:**  
Michael Patrick  
23060 N Highway 1  
Fort Bragg, CA 95437

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

**CHICAGO TITLE**  
*620052957*

Escrow No.: 620052957

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Chad B. Fisher, personal representative for the Estate of Robert W. Fisher  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration, as part  
of an IRS 1031 Tax Deferred Exchange  
in hand paid, conveys, and warrants to Michael Patrick, an unmarried man

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.)

Unit 166, Pier D, Anchorcove Marina Condominium

Tax Parcel Number(s): P79317 / 4331-000-166-0002

Subject to:

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20224385

Oct 27 2022

Amount Paid \$4405.00

Skagit County Treasurer

By Lena Thompson Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: October 21, 2022

Estate of Robert W. Fisher

BY: *[Signature]*  
Chad B. Fisher  
Personal Representative

State of Washington  
County of Skagit

This record was acknowledged before me on 10/25/2022 by Chad B. Fisher as  
Personal Representative of Estate of Robert W. Fisher.

*Alysia Hudson*  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My appointment expires: 03/01/2024

NOTARY PUBLIC  
STATE OF WASHINGTON  
ALYSIA HUDSON  
License Number 183699  
My Commission Expires 03-01-2024

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P79317 / 4331-000-166-0002**

---

**PARCEL "A":**

Leasehold Estate in Unit 166, Pier "D" as shown on survey of Anchor Cove Marina, a condominium, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30 and as identified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125 and any amendments thereto.

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

**PARCEL "B":**

An undivided 0.7855 percentage interest in the land lying within Anchor Cove Marina, as shown on Survey of Anchor Cove Marina, a condominium, filed under Auditor's File No. 825123, in Volume 11 of Plats, pages 29 and 30, and as identified in Declaration of Anchor Cove Marina, filed under Auditor's File No. 825125,

EXCEPT those portions lying within Tracts 1A and 1 through 26, inclusive, Pier A; Tracts 1B and 27 through 75, inclusive, Pier B; Tracts 76 through 125, inclusive, Pier C; and Tracts 126 through 187, inclusive, Pier D.

(Said undivided 0.5187 percentage interest being a leasehold estate in those portions delineated as Parcels C, D, E and F on the face of said survey and the fee simple estate in the remainder).

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

**EXHIBIT "B"**  
Exceptions

1. Rights, if any, of the Great Northern Railway Company to operate spur tracks over and across said premises.
2. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.
3. Question of location of lateral boundaries of said second class tidelands or shorelands.
4. Any prohibition or limitation of use, occupancy or improvement of the Land resulting from the rights of the public or riparian owners to use any portion which is now or was formerly covered by water.
5. Paramount rights and easements in favor of the United States for commerce, navigation, fisheries and the production of power.
6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:  
  
Granted to: Great Northern Railway Company, a Minnesota corporation  
Recording Date: August 22, 1946  
Recording No.: 395207
7. Easement(s) as disclosed by unrecorded Lease from the State of Washington:  
  
Granted to: Puget Sound Power & Light Company  
Purpose: Submarine cables  
Application No.: 25646  
Application No.: 29205
8. Public or private easements, if any, over vacated portion of said premises.
9. 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 Anchor Cove Marina, Condominium:

**EXHIBIT "B"**

Exceptions  
(continued)

Recording No: 825123

10. Covenants, conditions and restrictions 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: October 21, 1975  
Recording No.: 825125

Modification(s) of said covenants, conditions and restrictions

Recording No.: 8102230007  
Recording No.: 8312140008  
Recording No.: 9001180014  
Recording No.: 9212170011  
Recording No.: 9212170012  
Recording No.: 9609060052  
Recording No.: 9901200107  
Recording No.: 200012140052  
Recording No.: 200305200155  
Recording No.: 200411230121  
Recording No.: 202101280088

11. 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 Survey:

Recording No: 200311170257

12. Encroachment Agreement, including the terms, covenants and provisions thereof

Recording Date: June 7, 2005  
Recording No.: 200506070136

13. Release and Settlement Agreement, including the terms, covenants and provisions thereof

Recording Date: March 15, 2011  
Recording No.: 201103150042

**EXHIBIT "B"**

Exceptions  
(continued)

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

Granted to: Skagit County  
Recording Date: March 15, 2011  
Recording No.: 201103150043

15. Any question that may arise due to Deeds being used to convey Leasehold estates.
16. Assessments, if any, levied by Anchor Cove Marina Condominium.
17. Assessments, if any, levied by Anacortes.
18. City, county or local improvement district assessments, if any.
19. A lease with certain terms, covenants, conditions and provisions set forth therein.

Dated: July 27, 2004  
Lessor: 200409100144  
Lessee: Anchor Cove Marina Condominium Association  
Recording Date: September 10, 2004  
Recording No.: 200409100144

Lease exhibits recorded September 17, 2004 under recording number 200409170094.

Said Lease replaces Lease recorded under Auditor's File No. 798754.

20. Leasehold estate held by Robert W. Fisher and Gloria Fisher, husband and wife , by successive assignments:  
Recorded: September 12, 2000  
Recording No.: 200009120044