

When recorded return to:
Cameron Stewart
North Coast Design LLC
6410 Spradley Rd
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20235771
Mar 13 2023
Amount Paid \$9562.00
Skagit County Treasurer
By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620053672

CHICAGO TITLE
620053672

STATUTORY WARRANTY DEED

THE GRANTOR(S) Vernon Howell Lewis, Successor Trustee of the Family Trust created under The Vernon and Elizabeth Lewis Living Trust, dated May 22, 2001, and any amendments thereto

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to North Coast Design LLC, a Washington limited liability company

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 7, SPINK'S ADDN TO ANACORTES

Tax Parcel Number(s): P60397 / 3832-000-007-0001

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: March 10, 2023

Family Trust created under The Vernon and Elizabeth Lewis Living Trust, dated May 22,2001, and any amendments thereto

BY: Vernon H Lewis
Vernon Howell Lewis
Successor Trustee

State of Washington

County of Skagit

This record was acknowledged before me on March 10, 2023 by Vernon Howell Lewis as Successor Trustee of Family Trust created under The Vernon and Elizabeth Lewis Living Trust, dated May 22,2001, and any amendments thereto.

Jennifer Brazil
(Signature of notary public)
Notary Public in and for the State of Washington
My appointment expires: 7-25-2024

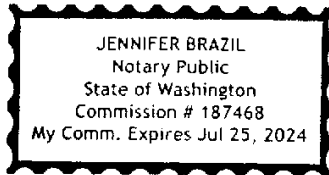


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P60397 / 3832-000-007-0001

LOT 7, SPINK'S ADDITION TO ANACORTES, ACCORDING TO THE PLAT THEREOF, RECORDED
IN VOLUME 7 OF PLATS, PAGE 31, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
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 Plat of Spink's Addition to Anacortes, recorded in Volume 7 of Plats, Page 31:

Recording No: 514435
2. Ordinance No. 2124 and the terms and conditions thereof:

Recording Date: December 5, 1989
Recording No.: 8912050049
3. Ordinance No. 2201 and the terms and conditions thereof:

Recording Date: September 9, 1991
Recording No.: 9109090077
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 the City of Anacortes.
6. City, county or local improvement district assessments, if any.
7. Any unrecorded leaseholds, right of vendors and holders of security interests on personal property installed upon the Land and rights of tenants to remove trade fixtures at the expiration of the terms.