

When recorded return to:

John D. Fauver  
2316 Westwood Drive  
Anacortes, WA 98221

**GNW 25-22782**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20250599

**Mar 04 2025**

Amount Paid \$11715.80  
Skagit County Treasurer  
By Lena Thompson Deputy

## **STATUTORY WARRANTY DEED**

THE GRANTOR(S) Molly M.S. Robbins, a married woman, 13931 Mallore Lane, Mount Vernon, WA 98273,

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to John D. Fauver, an unmarried man

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

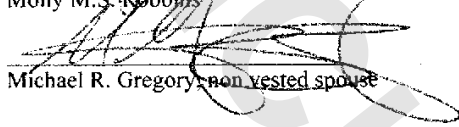
Lot 9, PLAT OF WESTWOOD PUD, as per plat recorded in Volume 16 of Plats, Pages 152 and 153, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

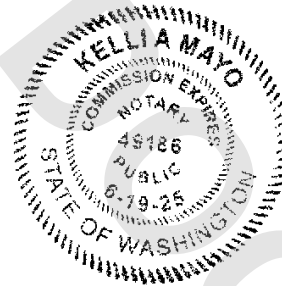
Tax Parcel Number(s): P110960/4688-000-009-0000

Dated: 3/3/25

Molly M.S. Robbins



Michael R. Gregory, non-vested spouse

STATE OF WASHINGTON  
COUNTY OF SKAGITThis record was acknowledged before me on this 3 day of March, 2025, by Molly M.S. Robbins and Michael R. Gregory.Signature Title NotaryMy commission expires: 6/19/25

**EXHIBIT B**

25-22782-KM

**9. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:**

Between: City of Anacortes  
Dated: September 8, 1987  
Recorded: October 10, 1988  
Auditor's No: 8810100046  
Regarding: Latecomer connection charges for water extension

**10. AGREEMENT, AND THE TERMS AND CONDITIONS THEREOF:**

Between: City of Anacortes  
And: Woolworth Development  
Dated: July 19, 1991  
Recorded: January 10, 1992  
Auditor's No: 9201100074  
Regarding: Latecomer agreement for sewer connection

**11. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:**

Plat/Subdivision Name: Westwood PUD  
Recorded: January 3, 1997  
Auditor's No.: 9701030038

The company calls attention to provisions contained in Washington Uniform Common Interest Ownership Act, Senate Bill 6175 providing that Plats recorded after July 1, 2018, and older Plats that have opted in, that meet the requirements under Senate Bill 6175 will require delivery to the Proposed Purchaser of either a "Public Offering Statement" or "Resale Certificate".

**12. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:**

Dated: April 14, 1997  
Recorded: April 14, 1997  
Auditor's No: 9704140108  
Executed by: BBC Investment, Inc.

**13. Terms and Conditions of An Ordinance Changing the Names of Certain Streets:**

Dated: April 5, 1999  
Recorded: May 11, 1999  
Auditor's No.: 9905110116  
Affects: Lots 11, 12, 13, 14, 15 and 16

**14. Any tax, fee, assessments or charges as may be levied by Westwood PUD Owner's Association.****15. Municipal assessments, if any, levied by the City of Anacortes. This Company suggests that inquiry be made to the City of Anacortes for current assessment status.**

Statutory Warranty Deed  
LPB 10-05

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