

When recorded return to:

James Matthew Zaehring and Michelle Suzanne Zaehring
5512 152nd Street Southwest
Edmonds, WA 98026

400034-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20252453

Jul 31 2025

Amount Paid \$3445.00
Skagit County Treasurer
By Cain Cress Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Thomas E. Lloyd, an unmarried person**

for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**

in hand paid, conveys and warrants to **James Matthew Zaehring and Michelle Suzanne Zaehring, a married couple**

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

For Full Legal See Attached "Exhibit A"

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

Apt. 102, Pier C, Anchor Cove Marina

Tax Parcel Number(s): 4331-000-102-0009/P79253

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown in Land Title Company's Preliminary Commitment No. 400034-LT.

Dated: 7-28-25

(attached to Statutory Warranty Deed)

Thomas E. Lloyd
Thomas E. Lloyd

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on this 28 day of July, 2025, by Thomas E. Lloyd.

Shanna A. Reyna
Signature

Notary public
Title

My commission expires: 11/19/2028



Exhibit A

PARCEL "A":

Leasehold Estate in Apartment 102, Pier "C" 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 County of Skagit, State of Washington.

PARCEL "B":

An undivided 0.5681 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 167, inclusive, Pier D.

(Said undivided 0.5681 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 County of Skagit, State of Washington.