

When recorded return to:

Donald A. King and Melissa A. King
PO Box 82
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20253442

Oct 21 2025

Amount Paid \$4005.00
Skagit County Treasurer
By Kaylee Oudman Deputy

GNW 25-24750

STATUTORY WARRANTY DEED

THE GRANTOR(S) SAVIBANK, a Washington bank corporation, 1020 South Burlington Boulevard, Burlington, WA 98233,

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

in hand paid, conveys, and warrants to Donald A. King and Melissa A. King, a married couple

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description: Property 1:

Lots 19 & 20, Block 5, WHITNEY'S FIRST ADDITION TO THE CITY OF ANACORTES

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): P60625

Dated: 10-20-25

SAVIBANK, a Washington bank corporation

By: Andy Hunter
Andy Hunter, President

STATE OF WASHINGTON
COUNTY OF SKAGIT

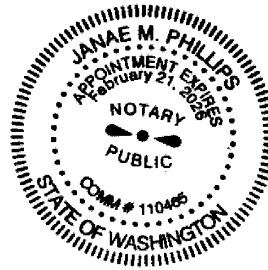
This record was acknowledged before me on this 20th day of October, 2025, by Andy Hunter, President of SAVIBANK, a Washington bank corporation.

[Signature]
Signature

Notary
Title

My commission expires:

2-21-26



Statutory Warranty Deed
LPB 10-05

Order No.: 25-24750-KH

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EXHIBIT A
LEGAL DESCRIPTION

Property Address: 2916 Q Avenue, Anacortes, WA 98221

Tax Parcel Number(s): P60625

Property Description:

Lots 19 and 20, Block 5, WHITNEY'S FIRST ADDITION TO THE CITY OF ANACORTES, as per plat recorded in Volume 2 of Plats, Page 32, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Statutory Warranty Deed
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EXHIBIT B

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7. Any lien for service, installation, connection, maintenance, tap, capacity, or construction or similar charges for sewer, water electricity, natural gas or other utilities, or for garbage collection and disposal not shown by the Public Records.
8. Unpatented mining claims, and all rights relating thereto.
9. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof.
10. Indian tribal codes or regulations, Indian treaty or aboriginal rights, including easements or equitable servitudes.
11. Water rights, claims or title to water.
12. Minerals of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the Land, together with all rights, privileges, and immunities relating thereto, whether or not appearing in the Public Records or listed in Schedule B. The Company makes no representation as to the present ownership of any such interests. There may be leases, grants, exceptions or reservations of interests that are not listed.
13. 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:

Name: Whitney's First Addition to the City of Anacortes
Recorded: February 15, 1890
Auditor's No.: Vol. 2 of Plats Page 32
14. 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:

Name: Survey
Recorded: September 9, 2022
Auditor's No.: 202209090025
15. Declaration of easement, affecting a portion of the subject property for the purpose of Landscaping (West 8.00 feet of Lot 19), including the terms and provisions thereof granted to SaviBank recorded on December 27, 2023 as Auditor's File No. 202312270031.

Statutory Warranty Deed
LPB 10-05

Order No.: 25-24750-KH

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