



200612200096
Skagit County Auditor

12/20/2006 Page 1 of 2 1:53PM

When recorded return to:

Mr. and Mrs. Robert McElroy
619 35th Street
Anacortes, WA 98221

Recorded at the request of:
First American Title
File Number: A90023

Statutory Warranty Deed

FIRST AMERICAN
TITLE A90023E-1

THE GRANTORS Martin A. Bass and Beverly J. Bass, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Robert McElroy and Rita Yribar, husband and wife the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lots 8-10, Block 20, "BEALE'S MAPLE-GROVE ADDITION TO THE CITY OF ANACORTES"

Tax Parcel Number(s): P56700, 3775-020-010-0003

Lots 8, 9 and 10, Block 20, "BEALE'S MAPLE-GROVE ADDITION TO THE CITY OF ANACORTES", as per Plat recorded in Volume 2 of Plats, page 19, records of Skagit County, Washington.

TOGETHER WITH the Easterly 5 feet of "S" Avenue, which upon vacation attached to said premises by operation of law.

SUBJECT TO the Easements, Restrictions and other Exceptions set forth on Exhibit "A" attached hereto.

Dated December 11, 2006

Martin A. Bass
Martin A. Bass

Beverly J. Bass
Beverly J. Bass

#10413

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 20 2006

STATE OF Washington Amount Paid \$ 5345.00
COUNTY OF Skagit By [Signature] Skagit Co. Treasurer
By [Signature] Deputy

I certify that I know or have satisfactory evidence that Martin A. Bass and Beverly J. Bass, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 12-13-06

Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 10-8-09



EXCEPTIONS:

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: May 24, 1995
Auditor's No: 9505240055
Affects: Subject property
Matters: Discloses fenceline

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING RECORDED SURVEY:

Recorded: July 24, 1996
Auditor's No: 9607240002
Affects: Subject property
Matters: Discloses fenceline and vacated street



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