

When recorded return to:
Lauren R. Sjoboen and Angela S. Sjoboen
4216 Marine Heights Way
Anacortes, WA 98221



Skagit County Auditor \$73.00
12/13/2013 Page 1 of 2 10:00AM

Recorded at the request of:
File Number: A106815

Statutory Warranty Deed

A106815

GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Mark R. Johnson, as his separate estate for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Lauren R. Sjoboen and Angela S. Sjoboen, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:
Lot 21, Marine Heights

Tax Parcel Number(s): P111759, 4695-000-021-0000

Lot 21, "PLAT OF MARINE HEIGHTS", according to the plat thereof recorded in Volume 16 of Plats, pages 173 through 175, 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 "A" attached hereto

Dated 11/25/2013

Mark R. Johnson
Mark R. Johnson

20134980
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 13 2013

Amount Paid \$ 12465.00
Skagit Co. Treasurer
By VLF Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Mark R. Johnson, the persons who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 12-12-13

Vicki L. Hoffman
Printed Name: Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at Anacortes, WA
My appointment expires: 10/08/2017

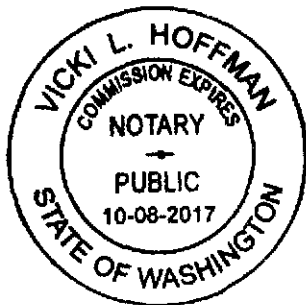


EXHIBIT A

EXCEPTIONS:

A. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: Marine Heights
Recorded: July 22, 1997
Auditor's No: 9707220058

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

Dated: July 30, 1997
Recorded: July 30, 1997
Auditor's No: 9707300089
Executed by: Charger, Inc.

Said covenants were amended by documents recorded under Auditor's File Nos. 9708050055, 199909130145, 200210090113, 200312030076, 200504180011 and 200507080161.

C. AGREEMENT, AND THE TERMS AND PROVISIONS THEREIN:

Between: Island Development LLC
And: Roy and Jacqueline T. Christiansen
Dated: January 2, 2001
Recorded: January 5, 2001
Auditor's No. 200101050040
Purpose: Maintenance of existing rockery



201312130020