

When recorded return to:
Michael R. Lenzi and Kathryn I. Lenzi
3318 Field Ave
Anacortes, WA 98221



201507270192

Skagit County Auditor \$74.00
7/27/2015 Page 1 of 3 3:52PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620024236

CHICAGO TITLE
620024236 STATUTORY WARRANTY DEED

THE GRANTOR(S) Sabrina L. Molnar-Marshall, An unmarried person
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Micheal R. Lenzi and Kathryn I. Lenzi, a married couple
the following described real estate, situated in the County of Skagit, State of Washington:

Lot 5, PLAT OF HORIZON HEIGHTS DIVISION NO. III, according to the plat thereof, recorded in
Volume 16 of Plats, pages 60 and 61, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P108360 / 4656-000-005-0000

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: June 18, 2015

Sabrina L. Molnar-Marshall

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20152929
JUL 27 2015

Amount Paid \$ 578.90
Skagit Co. Treasurer
By *Nam* Deputy

STATUTORY WARRANTY DEED

(continued)

State of WASHINGTON
County of Skagit

I certify that I know or have satisfactory evidence that Sabrina L. Molnar - Marshall
(is/are the person/s), who appeared before me, and said person/s acknowledged that
(he/she/they) signed this or instrument and acknowledged it to be (his/hers/their) free and voluntary act
for the uses and purposes mentioned in this instrument.

Dated: June 18, 2015

Martin E. Lehr
Name: MARTIN E. LEHR
Notary Public in and for the State of WA
Residing at: La Conner
My appointment expires: 2-9-19



EXHIBIT "A"

Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on SHORT PLAT NO. ANA 95-001:

Recording No: Volume 11 page 200

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on HORIZON HEIGHTS DIVISION NO. III:

Recording No: 9506290068

3. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document

Recording Date: June 29, 1995
Recording No.: 9506290069

4. Agreement, including the terms and conditions thereof, entered into
Executed by: City of Anacortes
And Between: Raymond G. Jones, et ux et al
Recording Date: March 27, 1970
Recording No.: 737329

5. Agreement, including the terms and conditions thereof, entered into;

Executed by: City of Anacortes
And Between: Pacific Summit Construction, Inc
Recording Date: December 12, 1995
Recording No.: 9512120080
Providing: Water and wastewater fees

6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power and Light Company
Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: March 21, 1996
Recording No.: 9603210076

7. Liability to future assessments, if any, levied by the City of Anacortes.
8. City, county or local improvement district assessments, if any.