

When recorded return to:
Anne Casperson
7992 Saddlebag Lane
Anacortes, WA 98221



201609220100

Skagit County Auditor \$76.00
9/22/2016 Page 1 of 4 1:45PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620028863

CHICAGO TITLE
020028863

STATUTORY WARRANTY DEED

THE GRANTOR(S) Stacy Igoe, a married woman as her separate estate and Mary Ellen Bronco, 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 Anne Casperson, an unmarried woman

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

Lot 26, Block 6, HOLIDAY HIDEAWAY DIVISION NO. 1, according to the plat thereof, recorded in Volume 8 of Plats pages 36 through 42, records of Skagit County, Washington.
Situated in Skagit County, Wahsington

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

Tax Parcel Number(s): P65988 / 3926-006-026-0002

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2016 4285
SEP 22 2016

Amount Paid \$ 672.50
Skagit Co. Treasurer
By *M. M. M.* Deputy

STATUTORY WARRANTY DEED

(continued)

Dated: September 16, 2016

Stacy Igoe
Stacy Igoe

Mary Ellen Bronco
Mary Ellen Bronco

^{mm}
State of ~~WASHINGTON~~ ILLINOIS
County of ~~SKAGIT~~ COOK

I certify that I know or have satisfactory evidence that Stacy Igoe is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 09-21-2016

Marta Milowicki
Name: MARTA MILOWICKI
Notary Public in and for the State of ILLINOIS
Residing at: COOK COUNTY
My appointment expires: 09-06-2018



^{mm}
State of ~~WASHINGTON~~ ILLINOIS
County of ~~SKAGIT~~ COOK

I certify that I know or have satisfactory evidence that Mary Ellen Bronco is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 09-21-2016

Marta Milowicki
Name: MARTA MILOWICKI
Notary Public in and for the State of ILLINOIS
Residing at: COOK COUNTY
My appointment expires: 09-06-2018

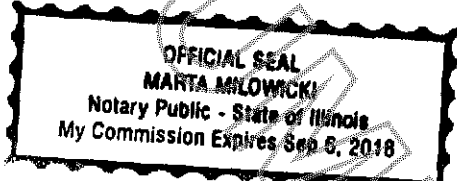


EXHIBIT "A"
Exceptions

1. Exceptions and reservations contained in deed whereby the grantor excepts and reserves all oil, gases, coal, ores, minerals, fossils, etc., and the right of entry for opening, developing and working the same and providing that such rights shall not be exercised until provision has been made for full payment of all damages sustained by reason of such entry

Grantor: State of Washington
Recording No.: Volumes 68, 90 and 101 of Deeds pages 633, 267 and 113

2. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable, and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.

3. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 face of said PLAT OF HOLIDAY HIDEAWAY DIV NO. 1:

Recording No: 625483

4. Agreement and the Terms and Conditions thereof;

Recording No.: 753402 and 7909180052
Providing: Water hook-up
Executed by: Guemes Land & Development Corporation

5. Any unpaid assessments or charges and liability to further assessments or charges, for which a lien may have arisen (or may arise), all as provided for in instrument set forth below:

Imposed by: Guemes Island Water
Recording Date: August 9, 1968
Recording No.: 753402

6. Record of Survey

Recording Date: November 1, 2005
Recording No.: 200511010115

7. Bylaws of Holiday Hideaway Association

EXHIBIT "A"

Exceptions
(continued)

Recording Date: March 24, 2015
Recording No.: 201503240074

8. City, county or local improvement district assessments, if any.
9. Assessments, if any, levied by Guemes Island Beach Club.
10. Assessments, if any, levied by Guemes Island Water Co., Inc..