



201711140035

Skagit County Auditor \$75.00  
11/14/2017 Page 1 of 210:40AM

When recorded return to:  
Kenneth R. Ricketts  
1206 L Avenue  
Anacortes, Wa. 98221  
1206 L Avenue  
Anacortes, WA 98221

Recorded at the request of:  
Guardian Northwest Title  
File Number: A114946

### Statutory Warranty Deed

A114946

GUARDIAN NORTHWEST TITLE CO.

**THE GRANTOR** Afton H. Radtke, as her separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Kenneth R. Ricketts, a married man, as his separate estate** the following described real estate, situated in the County of Skagit, State of Washington.

Abbreviated Legal:

Lots 1, 2 and a Ptn. Lot 3, Block 116, Anacortes

Tax Parcel Number(s): P55744, 3772-116-002-0002

Lots 1, 2 and the Easterly 16 feet of Lot 3, Block 116, Map of the City of Anacortes, according to the Plat thereof recorded in Volume 2 of Plats pages 4 through 7, 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 November 13, 2017

Afton H Radtke  
Afton H Radtke

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

201711140035  
NOV 14 2017

Amount Paid \$ 5345.00  
Skagit Co. Treasurer  
By [Signature] Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Afton H Radtke, 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: 11-13-17

[Signature]  
Printed Name: Shirley Johnson  
Notary Public in and for the State of Washington  
Residing at [Signature]  
My appointment expires: 6-8-19



Exhibit "A"

A. 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:	Map of the City of Anacortes
Recorded:	July 3, 1891
Auditor's No.:	Volume 2 of Plats, Pages 4 through 7