

When recorded return to:

Tyler Sprehe
3808 West 5th Street
Anacortes, WA 98221



201803150076

Skagit County Auditor

\$78.00

3/15/2018 Page

1 of

5 11:56AM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033660

CHICAGO TITLE
620033660

STATUTORY WARRANTY DEED

THE GRANTOR(S) Paul Yrigollen, Successor Trustee of the Barbara Wenk Revocable Trust dated March 23, 2000 and amended September 11, 2003

for and in consideration of Ten And No/100 Dollars (\$10.00), and other valuable consideration in hand paid, conveys, and warrants to Tyler Sprehe, an unmarried man and Jessica Chaney, an unmarried woman

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

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

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

Lot(s): Ptn. 3 - 5 Block: 1309 NORTHERN PACIFIC ADDITION TO ANACORTES

Tax Parcel Number(s): P58337 / 3809-309-005-0007

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20181007
MAR 15 2018

Amount Paid \$ 5451.00
Skagit Co. Treasurer
By *MB* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: March 7, 2018

Paul Yrigollen, Successor Trustee of the Barbara Wenk Revocable Trust dated March 23, 2000 and amended September 11, 2003

BY: *Paul Yrigollen*

Paul Yrigollen/
Successor Trustee

SUCCESSOR TRUSTEE

State of _____

of _____

I certify that I know or have satisfactory evidence that _____

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Successor Trustee of the Barbara Wenk Revocable Trust dated March 23, 2000 and amended September 11, 2003 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Name: _____

Notary Public in and for the State of _____

Residing at: _____

My appointment expires: _____

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of San Luis Obispo

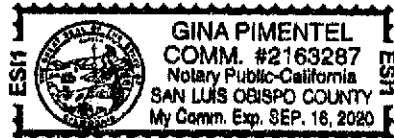
On 3-5-18 before me, Gina Pimentel, Notary Public, personally appeared

Paul Yrigollen who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Gina Pimentel
Signature of Notary Public



OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Statutory Warranty
(Title or description of attached document)

Deed
(Title or description of attached document continued)

Number of Pages 2 Document Date 3-5-18

(additional information)

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P58337 / 3809-309-005-0007

The Westerly 75.55 feet of the Easterly 151.10 feet of Block 1309, as measured along the Southerly line of said Block 1309, NORTHERN PACIFIC ADDITION TO ANACORTES, according to the plat thereof recorded in Volume 2 of Plats, page 9, records of Skagit County, Washington;

(Being Lot 4 and a portion of Lots 3 and 5 of said Block 1309 and known as Parcel C of Survey recorded in Volume 7 of Surveys, page 56, under Auditor's File No. 8705070030, records of Skagit County, Washington).

Situated in Skagit County, Washington.

EXHIBIT "B"

Exceptions

1. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: February 6, 2015

Recording No.: 201502060110

Matters shown: fence, underground pipe and storm line

Affects: Westerly line

2. City, county or local improvement district assessments, if any.
3. Assessments, if any, levied by the City of Anacortes.