



201805070167

05/07/2018 03:29 PM Pages: 1 of 3 Fees: \$76.00
Skagit County Auditor

When recorded return to:

Fortuity Investments, LLC
16752 Chilberg Avenue
La Conner, WA 98257

Land Title **STATUTORY WARRANTY DEED**

167471-

THE GRANTOR(S) Scott Carson and Ann Carson, husband and wife

for and in consideration of \$10.00 and good and other valuable consideration
in hand paid, conveys, and warrants to Fortuity Investments, LLC, a Washington Limited Liability
Company

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

Lot 63, "SNEE-OOSH, Skagit County, Wash," as per plat recorded in Volume 4 of Plats, page 50, records
of Skagit County, Washington Except the Southeasterly 5 feet thereof. Situate in the county of Skagit,
State of Washington

Subject to rights, reservations, restrictions, covenants, declarations,
Agreements, and easements of record as set forth in exhibit A attached
Hereto and made a part hereof.

Abbreviated Legal: Ptn Lot 63, Snee-Oosh

Tax Parcel Number(s): P69683/4016-000-063-0107

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20181899
MAY 07 2018

Amount Paid \$*5.790*
Skagit Co. Treasurer
By *Chilman* Deputy

Dated: May 4, 2018

[Signature]
Scott Carson

[Signature]
Ann Carson

State of Washington
County of King

I certify that I know or have satisfactory evidence that Scott Carson and Ann Carson (is/are) the person(s) who appeared before me, and said person(s) acknowledge that ~~(he/she/they)~~ signed this instrument and acknowledged it to be ~~(his/her/their)~~ free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 5-4-18

[Signature]
Notary Public in and for the State of Washington

My appointment expires: 6-9-18

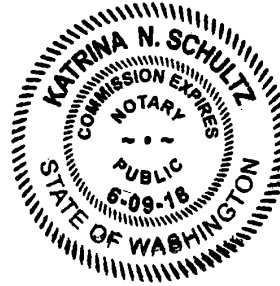


EXHIBIT A

Assessments, if any, due and owing Swinomish Indian Tribal Community.

Unrecorded leaseholds, if any; rights of vendors and holders of security interests on personal property installed upon said property, and rights of tenants to remove trade fixtures at the expiration of the term.

Easements, restrictions, and other matters shown on Schedule "B-1" attached are also excepted from coverage. The easements, restrictions and other matters shown as lettered exceptions on Schedule "B-1" are excepted from policy coverage to the same extent that the numbered Schedule "B" Special Exceptions shown herein are excepted from policy coverage.