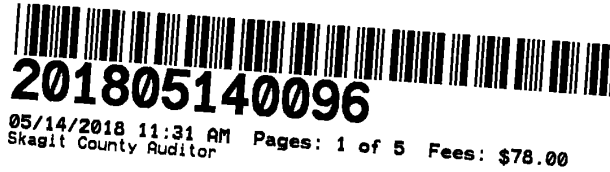


When recorded return to:
Will Shorthouse and Breanne Shorthous
14973 Washington Street
Anacortes, WA 98221



Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034514

CHICAGO TITLE
620034514

STATUTORY WARRANTY DEED

THE GRANTOR(S) Stephen M. Tauscheck, Jr., an unmarried man

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Will Shorthouse and Breanne Shorthouse, a married couple

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.)

PTN SW NW, 04-34-02

Tax Parcel Number(s): P19839 / 340204-0-046-0000

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20181965
MAY 14 2018

Amount Paid \$ 3849.80
Skagit Co. Treasurer
By *mm* Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: May 10, 2018



Stephen M. Tauscheck, Jr.

State of wa
County of Snohomish

I certify that I know or have satisfactory evidence that


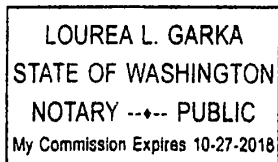
Stephen M. Tauscheck, Jr.is/are the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.Dated: May 11, 2018
Name: Lourea L. Garka
Notary Public in and for the State of wa
Residing at: Arhington
My appointment expires: 10/27/2018

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P19839 / 340204-0-046-0000

Parcel B of that certain Boundary Line Adjustment Survey approved April 23, 2010, recorded May 12, 2010, under Auditor's File No. 201005120047, records of Skagit County, Washington and being more fully described as follows:

That portion of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 4, Township 34 North, Range 2 East, W.M., described as follows:

Beginning at a point on the South line of the Anacortes-Mount Vernon Highway, 80 rods East of the Section line between Sections 4 and 5, said Township and Range;
thence West 10 rods along the South line of said Anacortes-Mount Vernon Highway;
thence South 8 rods;
thence East parallel to the South line of said Highway 10 rods to the East line of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$;
thence North 8 rods along the East line of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ to the point of beginning;

EXCEPT any portion thereof lying within the boundaries of a tract conveyed to George Sullivan and Dora Sullivan, husband and wife, by deed dated April 29, 1946, recorded May 18, 1946, in Volume 209 of Deeds, page 449, under Auditor's File No. 391956, records of Skagit County, Washington,

AND EXCEPT the West 67.40 feet thereof.

Situate in the City of Anacortes, County of Skagit, State of Washington.

EXHIBIT "B"

Exceptions

1. Relinquishment of all existing, future or potential easements for access, light, view and air, and all rights of ingress, egress and regress to, from and between said Land and the highways constructed on lands condemned by proceedings under Skagit County Superior Court
 Cause No.: 26055
 By: State of Washington
 Affects: Portion of said premises and other property

2. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:
 Granted to: Puget Sound Power & Light Company
 Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
 Recording Date: November 27, 1990
 Recording No.: 9011270082

3. Ordinance - Annexation -- South March Point/SR 20 including the terms, covenants and provisions thereof
 Recording Date: January 4, 1999
 Recording No.: 9901040105

4. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,
 Recording Date: June 28, 2005
 Recording No.: 200506280046
 Matters shown: Encroachment of a garage onto the property to the East by an undisclosed amount and possible encroachment of a fence along the Easterly line of said premises

5. 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 Boundary Line Adjustment Survey :
 Recording No: 201005120047

6. Land Use Permit Binder including the terms, covenants and provisions thereof
 Recording Date: May 12, 2010
 Recording No.: 201005120048

EXHIBIT "B"

Exceptions
(continued)

7. City, county or local improvement district assessments, if any.
8. Assessments, if any, levied by City of Anacortes.