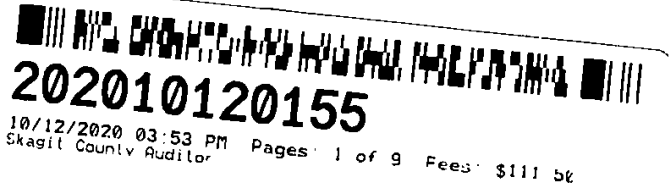


AFTER RECORDING MAIL TO:

Ron Fry, President
7160 San Juan Hill Lane
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20204186
OCT 12 2020

Amount Paid \$ *0*
Skagit Co. Treasurer
By *HB* Deputy



WARRANTY DEED FOR BOUNDARY LINE ADJUSTMENT

Grantor (s): FIDALGO BAY COMMUNITY ASSOCIATION,
a Washington non-profit corporation

Grantee (s): FIDALGO BAY COMMUNITY ASSOCIATION,
a Washington non-profit corporation

Abbreviated Legal: Portion of Blocks 22-24, 30-31, Fidalgo Bay Addition to Anacortes;
Lots 19-20, Blk 23, Fidalgo Bay Addition to Anacortes

Additional Legal on page(s): Pages 1 & 2; Exhibits "A" & "B"
Assessor's Tax Parcel Nos.: 3841-900-000-0000; P101519
3841-023-020-0005; P60730

WHEREAS: FIDALGO BAY COMMUNITY ASSOCIATION a Washington non-profit corporation, is the owner of the following real property (the "FIDALGO BAY Property A"):

Portion of Blocks 22-24, 30-31, Fidalgo Bay Addition to Anacortes, known as "Fidalgo Bay Community Park" in "Fidalgo Bay Addition to Anacortes Map of Aggregation", recorded in Volume 12 of Surveys, pages 147 and 148, under Auditor's File No. 9204200040; being a portion of "Fidalgo Bay Addition to Anacortes", as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington.

Situated in the County of Skagit, State of Washington.

WHEREAS: FIDALGO BAY COMMUNITY ASSOCIATION, a Washington non-profit

corporation, is the owner of the following real property (the "FIDALGO BAY Property B"):

Lots 19 and 20, Block 23, "FIDALGO BAY ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington;

TOGETHER WITH those vacated portions of West Street and Ohio Avenue which attached by operation of law;

(Said parcel shown as "EXCEPTION" to "Fidalgo Bay Community Park", of that survey known as "Fidalgo Bay Addition to Anacortes, Map of Aggregation" recorded under Skagit County Auditor's File No. 9204200040).

Situated in the County of Skagit, State of Washington.

WHEREAS: FIDALGO BAY COMMUNITY ASSOCIATION, a Washington non-profit corporation, wishes to adjust the above-described parcels through boundary line adjustments as described herein;

FIDALGO BAY COMMUNITY ASSOCIATION CONVEYANCE OF "FIDALGO BAY PROPERTY B"

NOW THEREFORE, FIDALGO BAY COMMUNITY ASSOCIATION, a Washington non-profit corporation, in consideration of the boundary line adjustment described herein, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and in consideration of the mutual covenants and promises herein, does hereby convey and warrant to FIDALGO BAY COMMUNITY ASSOCIATION, a Washington non-profit corporation, that certain real property identified herein as "FIDALGO BAY Property B", consisting of the following described real estate situate in the County of Skagit, State of Washington, together with all after-acquired title therein, to-wit:

Lots 19 and 20, Block 23, "FIDALGO BAY ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington;

TOGETHER WITH those vacated portions of West Street and Ohio Avenue which attached by operation of law;

(Said parcel shown as "EXCEPTION" to "Fidalgo Bay Community Park", of that survey known as "Fidalgo Bay Addition to Anacortes, Map of Aggregation" recorded under Skagit County Auditor's File No. 9204200040).

Situated in the County of Skagit, State of Washington.

The above-described "FIDALGO BAY Property B" has been combined or aggregated with contiguous

EXHIBIT "A"**FIDALGO BAY PARCELS BEFORE BOUNDARY LINE ADJUSTMENT**P60730 / 3841-023-020-0005 – FIDALGO BAY Property "A":

Portion of Blocks 22-24, 30-31, Fidalgo Bay Addition to Anacortes, known as "Fidalgo Bay Community Park" in "Fidalgo Bay Addition to Anacortes Map of Aggregation", recorded in Volume 12 of Surveys, pages 147 and 148, under Auditor's File No. 9204200040; being a portion of "Fidalgo Bay Addition to Anacortes", as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington.

Situated in the County of Skagit, State of Washington.

P101519 / 3841-900-000-0000 – FIDALGO BAY Property "B":

Lots 19 and 20, Block 23, "FIDALGO BAY ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington;

TOGETHER WITH those vacated portions of West Street and Ohio Avenue which attached by operation of law;

(Said parcel shown as "EXCEPTION" to "Fidalgo Bay Community Park", of that survey known as "Fidalgo Bay Addition to Anacortes, Map of Aggregation" recorded under Skagit County Auditor's File No. 9204200040).

Situated in the County of Skagit, State of Washington.

EXHIBIT "A"

EXHIBIT "B"

FIDALGO BAY PARCEL AFTER BOUNDARY LINE ADJUSTMENT

Portion of Blocks 22-24, 30-31, Fidalgo Bay Addition to Anacortes, known as "Fidalgo Bay Community Park" in "Fidalgo Bay Addition to Anacortes Map of Aggregation", recorded in Volume 12 of Surveys, pages 147 and 148, under Auditor's File No. 9204200040; being a portion of "Fidalgo Bay Addition to Anacortes", as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington.

TOGETHER WITH:

Lots 19 and 20, Block 23, "FIDALGO BAY ADDITION TO ANACORTES," as per plat recorded in Volume 2 of Plats, page 24, records of Skagit County, Washington;

TOGETHER WITH those vacated portions of West Street and Ohio Avenue which attached by operation of law;

Situated in the County of Skagit, State of Washington.

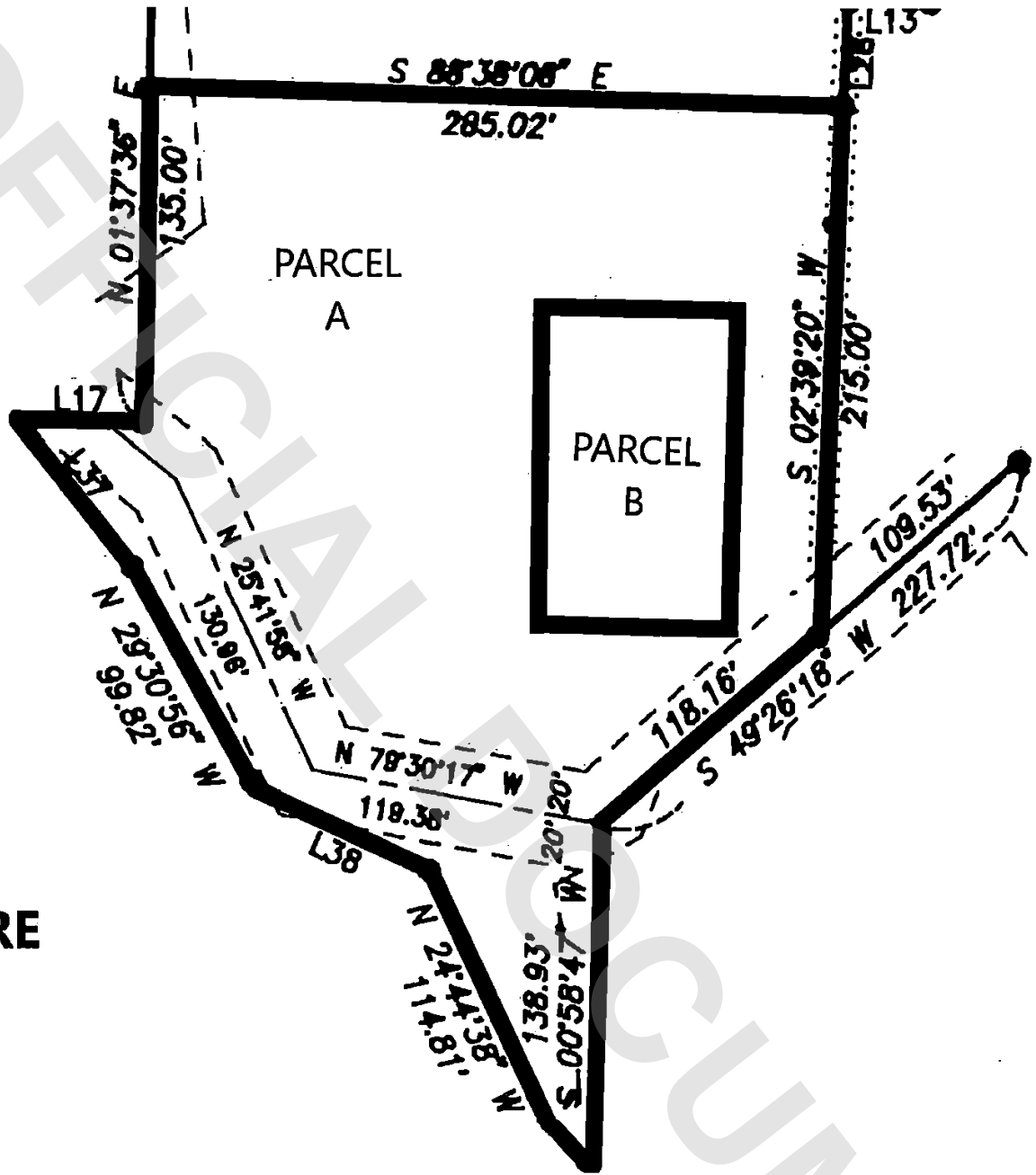
EXHIBIT "B"

EXHIBIT "C"

MAP BEFORE BOUNDARY LINE ADJUSTMENT

EXHIBIT "C"

UNOFFICIAL DOCUMENT



BEFORE

EXHIBIT C

EXHIBIT "D"

MAP AFTER BOUNDARY LINE ADJUSTMENT

EXHIBIT "D"

UNOFFICIAL DOCUMENT

