UNOFFICIAL DOCUMENT

When recorded return to:
Leroy J Lehmann
P.O. Box 1526
Anacortes, WA 98221

Recorded at the request of:
Guardian Northwest Title
File Number: A115410

201802020102
Skagit County Auditor $75.00
2/2/2018 Page 1 of 2 3:13PM

Statutory Warranty Deed

A115410
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS David L. Hall and Deborah J. Hall, husband and wife for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **Leroy J. Lehmann, a married man, as his separate property** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:
Unit 105, Skyline #18

Tax Parcel Number(s): **P60341, 3831-000-105-0003**

Unit 105, SKYLINE NO. 18, A CONDOMINIUM, according to Declaration thereof recorded, under Auditor's File No. 745027 And Survey Map and Plans thereof recorded in Volume 9 of Plats, pages 110, and 111, records of Skagit County Washington;

Situated in 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 2/1/18

David L Hall

Deborah J Hall

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20184436
FEB 02 2018
Amount Paid $ 984.00
Skagit Co. Treasurer
By Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that David L Hall and Deborah J Hall, 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: 2/1/18

ROBIN J. BAREFIELD
NOTARY PUBLIC
COMMISSION EXPIRES 3-09-19
STATE OF WASHINGTON

Printed Name: ~~Barbara A Granger~~ ROBIN BAREFIELD
Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: ~~4/25/2021~~ 3/9/19

EXHIBIT "A"

A. Reservations of minerals, mineral rights, etc., in Deed from the State of Washington, dated January 5, 1912, filed June 29, 1912, as Auditor's File No. 91959, and recorded in Volume 88 of Deeds, at page 639, and dated January 26, 1923, filed March 3, 1923, as Auditor's File No. 162371, and recorded in Volume 128 of Deeds, page 501.

Affects: Tide lands

B. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES.

For:	Transmission line
In Favor Of:	Puget Sound Power & Light Company
Recorded:	January 26, 1962
Auditor's No.:	617291
Affects:	Exact location undisclosed on the record

C. Regulations, restrictions, and requirements provided for in that certain "Declaration", dated October 23, 1970, recorded October 26, 1970 under Auditor's File No. 745027.

D. Regulations and requirements of Chapter 64.32 of Revised Code of Washington, designated as the "Horizontal Property Regimes Acts (Condominiums)" and amendments thereto.

E. AN EASEMENT AFFECTING THE PORTION OF SAID PREMISES AND FOR THE PURPOSES STATED HEREIN, AND INCIDENTAL PURPOSES.

For:	Right or rights-of-way municipal corporation, its successors, assigns, licensees and permit and franchise holders
Recorded:	October 26, 1970
Auditor's No.:	745030
Affects:	Exact location undisclosed on the record

F. Terms, provisions, definitions, obligations and assessments contained in the By-Laws of the Association of Condominium Owners Skyline Marine Condominiums Second Addition (Division No. 18) recorded August 17, 1988 under Auditor's File Number 198808170025.

G. 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:	Skyline No. 18, a Condominium
Recorded:	October 26, 1970
Auditor's No.:	745028

H. ORDINANCE NO. 2787:

Recorded:	October 9, 2008
Auditor's No.:	200810090083
Affects:	Subject property and other property
Regarding:	City of Anacortes Stormwater Management Plan

I. Terms and Provisions of the By Laws of Skyline Beach Club as recorded July 28, 2009 under Auditor's File No. 200907280031 and amended by Auditor's File No. 201308290044.

J. TERMS AND CONDITIONS OF HORIZONTAL PROPERTY REGIMES ACT:

Recorded:	October 2, 2012
Auditor's No.:	201210020095

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