

Instrument # 945628
Bonner County, Sandpoint, Idaho
09/24/2019 01:11:51 PM No. of Pages: 2
Recorded for: TITLEONE
Michael W. Rosedale Fee: \$15.00
Ex-Officio Recorder Deputy njanes
Index to: WARRANTY DEED



Order Number: 19342047

Warranty Deed

For value received,

John W. Figgins and Tara W. Figgins, husband and wife

the grantor, does hereby grant, bargain, sell, and convey unto

Richard B. Toner and Deborah B. Toner, husband and wife, as community property with right of survivorship

whose current address is 464 Anthony Drive Richland, WA 99352

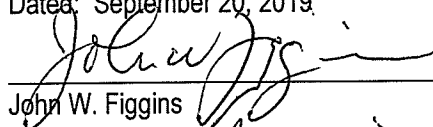
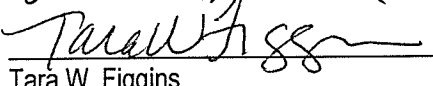
the grantee, the following described premises, in Bonner County, Idaho, to wit:

Lot 8 of SCHWEITZER VILLA, according to the plat thereof, recorded in Book 2 of Plats, page 99, records of Bonner County, Idaho.

To have and to hold the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances except those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Remainder of page intentionally left blank.

Dated: September 20, 2019.


John W. Figgins
Tara W. FigginsState of Idaho, County of Bonner, ss.

On this 23 day of September in the year of 2019, before me, the undersigned, a Notary Public in and for said State, personally appeared John W. Figgins and Tara W. Figgins, known or identified to me 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.


Notary PublicResiding In: Sandpoint, IdahoMy Commission Expires: 1-30-24
(seal)