

When recorded return to:
Christopher Garrett and Cynthia Garrett
14914 Gibraltar Road
Anacortes, WA 98221

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620045654

CHICAGO TITLE
020045054

STATUTORY WARRANTY DEED

THE GRANTOR(S) Marilou R. Mallet, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Christopher Garrett and Cynthia Garrett, husband and wife

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.)

Lot(s): 12 to 16, Blk. 19 and Ptn. Blk. 26., Townsite of Gibraltar

Tax Parcel Number(s): P73516 / 4109-019-016-0004

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-49

Jan 06 2021

Amount Paid \$20643.00
Skagit County Treasurer
By Bridget Ibarra Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: December 29, 2020

Marilou R Mallet
Marilou R. Mallet

State of Arizona
County of Mohave

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

Dated: 12-31-2020

Valerie J Ferreira
Name: Valerie J Ferreira
Notary Public in and for the State of Arizona
Residing at: Mohave, Arizona
My appointment expires: 10-27-24

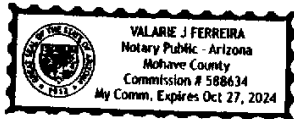


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P73516 / 4109-019-016-0004

Lots 12 through 16, inclusive, in vacated Block 19, Plat of the Townsite of Gibraltar, according to the plat thereof recorded in Volume 1 of Plats, Pages 19 through 20, records of Skagit County, Washington;

TOGETHER WITH such portions of vacated Island Street, vacated Whidbey Street, and vacated Wilkes Street, as upon vacation reverted to said premises by operation of law;

And also together with that portion of the South 1/2 of vacationed Wilkes Street adjacent to and abutting upon Lots 12-16, inclusive, Block 20, "Plat of the Townsite of Gibraltar, Skagit Co., Washington, U.S.A.", as per plat recorded in Volume 1 of Plats, pages 19 and 20, records of Skagit County, Washington, which lies Northerly of Gibraltar Road, as conveyed to Skagit County by deed recorded under Auditor's File No. 394002.

EXCEPT that portion of said premises, if any, lying within the right of way of a public street or highway;

TOGETHER WITH that portion of vacated Block 26, Plat of the Townsite of Gibraltar, according to the plat thereof recorded in Volume 1 of Plats, pages 19 and 20, records of Skagit County, Washington; and those portions of vacated Georgia Street, Wyoming Street, and Whidbey Street (shown as Whidbey on the face of said Plat) that upon vacation reverted to said premises by operation of law; being more particularly described as follows:

BEGINNING at the intersection of said vacated Whidbey Street and vacated Island Street, being the Northwest corner of that certain parcel conveyed to Sydney B. Mallet and Marilou R. Mallet, Trustees for the Mallet Family Living Trust, by Quit Claim Deed recorded under Skagit County Auditor's File No. 200201240277, records of Skagit County, Washington; Thence North 64° 28' 08" East along the centerline of said vacated Whidbey Street, also being the Northerly line, or Northerly line extended, of said Mallet parcel, for a distance of 262.94 feet, more or less, to an intersection with the centerline of vacated Wyoming Street; Thence North 0° 42' 19" West along said centerline of vacated Wyoming Street for a distance of 138.30 feet, more or less, to an intersection with the centerline of said vacated Georgia Street; Thence South 89° 22' 01" West along said centerline of vacated Georgia Street for a distance of 238.64 feet, more or less, to a point bearing North 0° 42' 19" West from the point of beginning; Thence South 0° 42' 19" East for a distance of 249.00 feet, more or less, to the point of beginning.

Situated in Skagit County, Washington

EXHIBIT "B"
Exceptions

1. Public or private easements, if any, over vacated portion of said premises.

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
Recording Date: January 14, 1982
Recording No.: 8201140062

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Arvid Mostad and Shirlee Christensen-Mostad, husband and wife
Purpose: Water line
Recording Date: March 1, 2002
Recording No.: 200203010104

4. Quit Claim Deed for Boundary Line Adjustment, including the terms, covenants and provisions thereof

Recording Date: October 28, 2003
Recording No.: 200310280034

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 Survey:

Recording No: 200105080105

6. 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 Survey:

Recording No: 200310290075

EXHIBIT "B"

**Exceptions
(continued)**

7. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
8. City, county or local improvement district assessments, if any.

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated 12/3/2020
between Christopher W Garrett Cynthia P Garrett ("Buyer")
Buyer Buyer
and Marilou R Mallet ("Seller")
Seller Seller
concerning 14914 Gibraltar Rd Anacortes WA 98221 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authenticated
Christopher W Garrett 12/03/2020
Buyer 12:53:02 PM PST Date
Authenticated
Cynthia P Garrett 12/03/2020
Buyer 1:19:22 PM PST Date

Authenticated
Marilou R Mallet 12/31/2020
Seller 6:22:20 PM PST Date
Authenticated
Marilou R Mallet 11/30/2020
Seller 6:22:20 PM PST Date