

202101290114

01/29/2021 01:39 PM Pages: 1 of 3 Fees: \$105.50  
Skagit County Auditor, WA

**AFTER RECORDING MAIL TO:**

**James Allen and Ann Michelle Rudd**  
700 Crockett Street, Apt. 404  
Seattle, WA 98109-2462

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2021-417  
Jan 29 2021  
Amount Paid \$12453.22  
Skagit County Treasurer  
By Chelsea Stalcup Deputy

**Filed for Record at Request of:**  
**Land Title & Escrow of Skagit & Island County**  
**Escrow No.: 02-182344-OE**

**Statutory Warranty Deed**

**THE GRANTORS YELENA A. FEDORUK and IGOR G. FEDORUK, wife and husband for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAMES ALLEN RUDD and ANN MICHELLE RUDD, a married couple the following described real estate, situated in the County of Skagit, State of Washington**

**For Full Legal See Attached Exhibit "A"**

**SUBJECT TO Covenants, Conditions, Restrictions, Provisions, Agreements, Reservations and Easements of record, if any.**

**Abbreviated Legal:**

**Lots 5 & 6, Blk 25 & Lots 1 & 2, Blk 26, West Addition Clear Lake, TGW Ptn Vac Streets.  
Tax Parcel Number(s): 4144-026-002-0002, P75091, 4144-025-007-0009, P75089**

Dated 1/16/2021

Yelena A. Fedoruk  
Yelena A. Fedoruk

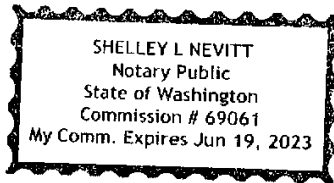
Igor G. Fedoruk  
Igor G. Fedoruk

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Yelena A. Fedoruk and Igor G. Fedoruk are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 16, 2021 Shelley L Nevitt

Notary Public in and for the State of Washington  
Residing at Bow  
My appointment expires: 6-19-2023



**EXHIBIT A**

**PARCEL "A":**

Lots 1 and 2, Block 26, "WEST ADDITION, CLEAR LAKE, WASH.," as per plat recorded in Volume 4 of Plats, page 32, records of Skagit County, Washington.

TOGETHER WITH the West ½ of vacated Willow Avenue and all of vacated Bandy Street which would attach by operation of law.

Situate in the County of Skagit, State of Washington.

**PARCEL "B":**

Lots 5 and 6, Block 25, "WEST ADDITION, CLEAR LAKE, WASH.," as per plat recorded in Volume 4 of Plats, page 32, records of Skagit County, Washington.

TOGETHER WITH the East ½ of vacated Willow Avenue and all of vacated Bandy Street which would attach by operation of law.

Situate in the County of Skagit, State of Washington.