

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-573

Feb 10 2021

Amount Paid \$3845.00
Skagit County Treasurer
By Chelsea Stalcup Deputy

When recorded return to:
Kirk T. Hereford and Elizabeth H. Enneking
14316 Beaver Marsh Rd
Mount Vernon, WA 98273

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620046256

Escrow No.: 620046256

STATUTORY WARRANTY DEED

THE GRANTOR(S) Beth R. Freishtat, an unmarried person, as a separate estate
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Kirk T. Hereford and Elizabeth H. Enneking, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
Lot 2, TOGETHER WITH the East 100 feet of Lot 3, Block 27, SYNDICATE ADDITION TO THE
TOWN OF LA CONNER, SKAGIT CO., WASH., as per plat recorded in Volume 2 of Plats, page
109, records of Skagit County, Washington.

Situate in the Town of LaConner, County of Skagit, State of Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P112529 / 4128-027-002-0000

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: February 5, 2021

Beth R. Freishtat
Beth R. Freishtat

State of California
_____ of _____

I certify that I know or have satisfactory evidence that

_____ 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: _____

See Attached Certificate

Name: _____
Notary Public in and for the State of _____
Residing at: _____
My appointment expires: _____

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of LOS ANGELES

On FEBRUARY 6, 2021 before me, SHAUNTE D. TAYLOR, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared BETH R. FREISHTAT
who proved to me on the basis of satisfactory evidence 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 in
his~~er/their~~ authorized capacity~~(ies)~~, and that by his~~er/their~~ signature~~(s)~~ on the instrument the
person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Shaunte D. Taylor* (Seal)



EXHIBIT "A"
Exceptions

1. Any rights, interests, or claims which may exist or arise by reason of matters disclosed by survey,

Recording Date: November 23, 2004
Recording No.: 200411230010
2. Assessments, if any, levied by La Conner.
3. 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 January 26, 2021

between Kirk T Hereford Elizabeth H Enneking ("Buyer")
Buyer Buyer
and Undisclosed Undisclosed ("Seller")
Seller Seller
concerning 0-XX Maple Avenue La Conner WA 98257 (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.

Authenticator <u>Kirk Hereford</u> <small>Buyer</small> 3:29:28 PM PST Date <u>01/26/2021</u>	Authenticator <u>Beth R. Freishtat</u> <small>Seller</small> 5:21:58 PM PST Date <u>01/26/2021</u>	<u>2/6/2021</u>
Authenticator <u>[Signature]</u> <small>Buyer</small> 3:11:07 PM PST Date <u>01/26/2021</u>	Seller Date	

