

When recorded return to:
Eric J. Wangen-Hoch and Rachel Wangen-Hoch
22770 Little Mountain Road
Mount Vernon, WA 98274

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620049326

CHICAGO TITLE
020049326

STATUTORY WARRANTY DEED

THE GRANTOR(S) Christopher P. Vollans and Colleen Vollans, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Rachel Wangen-Hoch and Eric J. Wangen-Hoch, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:

THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 34 NORTH, RANGE 4 EAST, W. M. ALSO THE NORTH 150 FEET, MEASURED ALONG THE COUNTY ROAD, OF THAT PORTION OF THE WEST 990 FEET OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LYING EAST OF ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P29824 / 340435-4-012-0003

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-4725
Oct 14 2021
Amount Paid \$10052.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: October 11, 2021

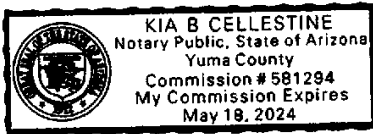
Christopher P. Vollans
Christopher P. Vollans

Colleen Vollans
Colleen Vollans

State of ARIZONA
County of YUMA

I certify that I know or have satisfactory evidence that Christopher P. Vollans and Colleen Vollans 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: 13 October 2021



Kia B. Celestine
Name: KIA B CELLESTINE
Notary Public in and for the State of ARIZONA
Residing at: YUMA AZ
My appointment expires: 18 MAY 2024

EXHIBIT "A"
Exceptions

1. Agreement, and the terms and conditions thereof:

Recording Date: September 29, 1993
Recording No.: 9309290032

2. City, county or local improvement district assessments, if any.

3. 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."