

When recorded return to:
Renee Anna Yazdi and Kazem Izadi Yazdi
2717 S Carolina St
Los Angeles, CA 90731

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
020049615

Escrow No.: 620049615

STATUTORY WARRANTY DEED

THE GRANTOR(S) Richard Y. Hertzberg, Trustee of the Richard Y. Hertzberg Revocable Trust dated July 27, 2015 and Deborah R. Loveitt, Trustee of the Deborah R. Loveitt Revocable Trust dated July 27, 2015

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Renee Anna Yazdi and Kazem Izadi Yazdi, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:
LOTS 15 AND 16, HOPLEY'S SAMISH ISLAND TRACTS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 5 OF PLATS, PAGE 44, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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

Tax Parcel Number(s): P66134 / 3928-000-016-0005

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-5099

Nov 05 2021

Amount Paid \$11120.00

Skagit County Treasurer

By Lena Thompson Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: October 27, 2021

The Richard Y. Hertzberg Revocable Trust dated July 27, 2015

BY: Richard Y. Hertzberg Trustee
Richard Y. Hertzberg
Trustee

The Deborah R. Loveitt Revocable Trust dated July 27, 2015

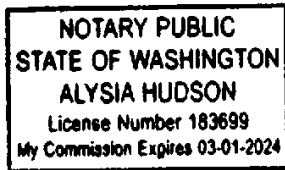
BY: Deborah R. Loveitt Trustee
Deborah R. Loveitt
Trustee

State of Washington
county of Skagit

I certify that I know or have satisfactory evidence that Richard Y Hertzberg
and Deborah R Loveitt

is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Trustees of the Richard Y. Hertzberg Revocable Trust dated July 27, 2015 and the Deborah R. Loveitt Revocable Trust dated July 27, 2015 to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: NOVEMBER 01 2021



Alysia Hudson
Name: Alysia Hudson
Notary Public in and for the State of WA
Residing at: Arlington
My appointment expires: 03.01.2024

EXHIBIT "A"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

In favor of:	Puget Sound Power & Light Company
Purpose:	Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date:	April 16, 1931
Recording No.:	242595
Affects:	as described in said instrument

2. 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 the Plat of Hopley's Samish Island Tracts:

Recording No: 393543

3. Skagit County Right to Manage Natural Resource Lands Disclosure and the terms and conditions thereof:

Recording Date: August 1, 2018
Recording No.: 201808010048

4. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.

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