

When recorded return to:
Brannon Mucke and Kathryn Himing
1213 S 12th St
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.: 620050872

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2022-879

Mar 07 2022

Amount Paid \$2773.00
Skagit County Treasurer
By Lena Thompson Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) Charles Voss and Peggy Voss, 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 Brannon Mucke and Kathryn Himing, a married couple

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

Lots 11 and 12, Block 4, MRS. MARY EUBANK'S FIRST ADDITION TO THE CITY OF
ANACORTES, according to the plat thereof Recorded in Volume 1 of Plats, Page 38, 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): P57176 / 3786-004-012-0002

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: March 1, 2022

Charles Voss, by Yvonne M Winn his attorney in fact
Charles Voss, by Yvonne M Winn
His Attorney-in-Fact

Peggy Voss, by Frank Owens
Her Attorney-in-Fact

State of Utah
County of Daggett

This record was acknowledged before me on 3/4/22 by Yvonne M. Winn
Margery Hullinger As Attorney-in-Fact of
Charles Voss

as ~~Deputy Recorder/Treasurer of~~
~~Manila, UT~~ Daggett County Courthouse

Margery C Hullinger
(Signature of notary public)

Notary Public in and for the State of Utah
Residing at: Manila, UT
My commission expires: 2/28/23



STATUTORY WARRANTY DEED
(continued)

Dated: March 1, 2022

Charles Voss, by Yvonne M Winn
His Attorney-in-Fact

Peggy Voss by Frank Owens Her Attorney-in-Fact
Peggy Voss, by Frank Owens
Her Attorney-in-Fact

State of Texas
County of Fort Bend

This record was acknowledged before me on 3/3/22 by
Frank Owens

as Attorney in Fact of
Peggy Voss

Sharon S. Miller
(Signature of notary public)

Notary Public in and for the State of Texas
Residing at: Texas
My commission expires: 12-7-2025

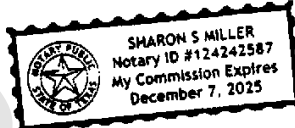


EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, 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 Mrs Mary Eubank's First Addition:

Recording No: Volume 1, Page 38

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, 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: 9104260056

3. Encroachment Agreement, and the terms and conditions thereof:

Recording Date: March 6, 1998

Recording No.: 9803060118

4. City, county or local improvement district assessments, if any.
5. Assessments, if any, levied by the City of Anacortes.

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

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

©Copyright 2014
Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated November 17, 2021
between _____ ("Buyer")
Buyer _____ Buyer
and Peggy Voss ("Seller") Charles Voss
Seller Seller
concerning 1014 36th Street 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 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.

[Signature] 2/10/22
Buyer Date

Authenticated
[Signature] 12/07/21 ~~11/17/21~~
Seller Date

[Signature] 2/10/22
Buyer Date

[Signature] 11/17/21
Seller Date