

WHEN RECORDED RETURN TO:

Todd William Board and Katherine Jane Speas
1609 9th Street
Anacortes, WA 98221

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20221813

May 02 2022

Amount Paid \$18240.00
Skagit County Treasurer
By Lena Thompson Deputy

Escrow Number: 01348-47432

Filed for Record at Request of: Premier Title of Island County

GNW 22-15471

STATUTORY WARRANTY DEED

THE GRANTOR(S), **Timothy Hance and Elizabeth Hance**, as joint tenants with right of survivorship for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Todd William Board and Katherine Jane Speas**, a married couple the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO

Subject to: Easements, Reservations, Covenants, Conditions, Restrictions, and Agreements of Record.

This 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.

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

Ptn. Lots 4-5, Block 143, MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY

Tax Parcel Number(s): P55931 and 3772-143-005-0003

Dated: April 29th, 2022



Timothy Hance




Elizabeth Hance

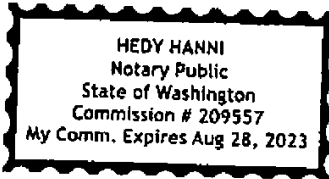
State of Washington
County of Skagit

This record was acknowledged before me on 29th day of April, 2022 by Timothy Hance and Elizabeth Hance.

(Stamp)



Printed name: Hedy Hanni
Notary Public
My commission expires: 08/28/2023



**EXHIBIT "A"
LEGAL DESCRIPTION**

The Land referred to herein below is situated in the County of Skagit, State of Washington, and is described as follows:

The West Half of Lot 4, and all of Lot 5, Block 143, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, pages 4 through 7, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.