

Real Estate Excise Tax  
Exempt  
Skagit County Treasurer  
By Lena Thompson  
Affidavit No. 20237130  
Date 06/30/2023

Recordation Requested By/Return to:  
STEWART TITLE GUARANTY COMPANY  
1900 SOUTH STATE COLLEGE BLVD. SUITE 200  
ANAHEIM, CA 92806  
File No. NSWIHE23574102

Assessor's Parcel Number: 340530-2-001-0400/P121029

Abbreviated Legal Description:

FOR RECORDER'S USE ONLY

209236-LT

**WARRANTY DEED**

THIS DEED, executed this 15 day of June, 2023, for consideration in the amount of **Zero and 00/100 Dollars (\$0.00)**, receipt of which is hereby acknowledged, I (we) **SHILE A. MAGEE AND DANIELE L. MAGEE, WHO ERRONEOUSLY ACQUIRED TITLE AS DANIELLE L. MAGEE, A MARRIED COUPLE**, hereby bargain, deed, and convey to **SHILE A. MAGEE AND DANIELE L. MAGEE, A MARRIED COUPLE**, the following described land in SKAGIT County, State of Washington, free and clear with WARRANTY COVENANTS, to wit:

**Lot 4 of Short Plat No. 99-0024 as recorded October 1, 2003, under Skagit County Auditor's File No, 200310010080, being a portion of the Northeast 1/4 of the Northwest 1/4 and that portion of the Northwest 1/4 of the Northwest 1/4 of Section 30. Township 34 North, Range 5 East, W.M., Skagit County, Washington.**

**Situate in the County of Skagit, State of Washington.**

APN: 340530-2-001-0400/P121029  
Property Address: 24340 ELEGANT HEIGHTS ROAD, MOUNT VERNON, WA 98273  
This instrument was prepared without the benefit of a title examination.

**TOGETHER WITH** all the rights, members, and appurtenances to the Real Estate in anywise appertaining or belonging thereto.

**TO HAVE AND TO HOLD**, the tract or parcel of land above-described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said Grantees, their heirs and assigns forever.

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, against every person lawfully claiming the same or any part thereof.

WITNESS the hands and seal of said Grantors this 15 day of JUNE 2023

Shile A Magee  
SHILE A. MAGEE

Daniele L Magee  
DANIELE L. MAGEE

STATE OF WASHINGTON )  
COUNTY OF Skagit )

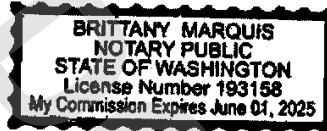
SS.

I certify that I know or have satisfactory evidence that SHILE A. MAGEE AND DANIELE L. MAGEE, is/are the individual(s) who appeared before me and said individual(s) acknowledged that she/he/they signed this instrument and acknowledged it to be a free and voluntary act for the uses and purposes mentioned in the instrument.  
(Seal)

Brittany Marquis  
Notary Public

My Commission Expires: June 01, 2025

This Instrument Prepared By:  
BRENT DILLE, ESQ.  
o/b/o BC LAW FIRM, P.A.  
2010 CATON WAY SW 101  
OLYMPIA, WA 98502



Send Tax Notices to:  
SHILE A. MAGEE AND DANIELE L. MAGEE  
24340 ELEGANT HEIGHTS ROAD  
MOUNT VERNON, WA 98273