

Return Address:

PERKINS COIE LLP
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Attention: Lucia Silva

Real Estate Excise Tax
Exempt
Skagit County Treasurer
By Lena Thompson
Affidavit No. 20239110
Date 12/21/2023

Document Title(s) (or transactions contained therein): Statutory Warranty Deed
Reference Number(s) of Document assigned or released:
Grantor(s) (Last name first, then first name and initial(s)): Oliver, David C. and Ruest, Elizabeth, husband and wife
Grantee(s) (Last name first, then first name and initial(s)): Oliver, David C., a married person as his separate property
Legal Description (abbreviated: i.e., lot, block, plat or section, township, range): Lots 69 and 70, "First Addition to Alverson's Camping Tracts on Guemes Island", Volume 4 of Plats, page 40, together with 2/22 interest in second class tidelands, Skagit County
<input checked="" type="checkbox"/> Full legal description is on Exhibit A (Page 3) of document
Assessor's Property Tax Parcel/Account Number(s): 3856-000-069-0007 / P61769; 3856-000-070-0004 / P61770; 360136-0-041-0006 / P46901

ANY WRITING, TEXT, INITIALS, REVISIONS OR NOTARY SEAL APPEARING OUTSIDE THESE MARGINS
MAY DISQUALIFY THIS DOCUMENT FOR RECORDING

STATUTORY WARRANTY DEED

GRANTORS, **David C. Oliver and Elizabeth Ruest, husband and wife**, for and in consideration of establishing separate property, convey and warrant to the GRANTEE, **David C. Oliver, a married person as his separate property**, all right title and interest in and to the following-described real property, situated in the County of Skagit, State of Washington:

Legal description attached hereto as Exhibit A and incorporated herein by this reference.

Tax Parcel Nos.: 3856-000-069-0007 / P61769; 3856-000-070-0004 / P61770; 360136-0-041-0006 / P46901

SUBJECT TO covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey, taxes and assessments not yet due and payable.

Natural Resource Land Disclosure. This property may be designated or may be 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.

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DATED: 14 Dec, 2023.



David C. Oliver



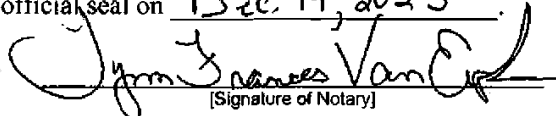
Elizabeth Ruest

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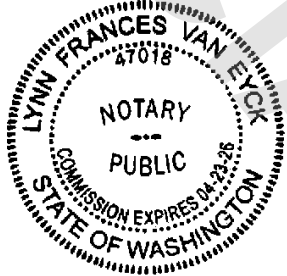
STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day personally appeared before David C. Oliver and Elizabeth Ruest, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on Dec. 14, 2023.


[Signature of Notary]

Lynn Frances Van Eyck
[Print or stamp name of Notary]



NOTARY PUBLIC in and for the State of
Washington, residing at Seattle

My commission expires on 4/23/2026

Exhibit A**Legal Description**

Lots 69 and 70, "First Addition to Alverson's Camping Tracts on Guemes Island", as per plat recorded in Volume 4 of Plats, page 40, records of Skagit County, Washington.

Together with an undivided 2/22 interest in and to tidelands of the second class situated in front of, adjacent to or abutting upon Government Lot 1, Section 36, Township 36 North, Range 1 East W.M., Situate in the County of Skagit , State of Washington.

Together with easements and agreements of record:

- a) Well agreement recorded under Auditor's File No. 445403, on May 9, 1950;
- b) Mineral easements and reservations contained in deed from the State of Washington; and
- c) Easement for construction and maintenance of drainage ditch and pile drain recorded November 1, 1927 under Auditor's File No. 208272 in Volume 144 of Deeds, page 549.