

When recorded return to:

Michelle Talavera  
8619 236th Street SW  
Edmonds, WA 98026

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20241853  
Aug 21 2024  
Amount Paid \$1605.00  
Skagit County Treasurer  
By Lena Thompson Deputy

GNW 24-21404

## STATUTORY WARRANTY DEED

THE GRANTOR(S), **Dennis Murray, an unmarried person and Brian Stapleton, Sole Heir to The Estate of Nancy Stapleton, deceased, deceased** for and in consideration of Ten Dollars and other valuable consideration in hand paid, conveys, and warrants to **Michelle Talavera, an unmarried individual** 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.

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 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.)  
Lot 4, Block C, CAPE HORN ON THE SKAGIT

Tax Parcel Number(s): 3868-003-004-0005 and P62926

Dated: August 19, 2024

\_\_\_\_\_  
Dennis Murray

THE ESTATE OF NANCY STAPLETON

Brian Stapleton, SOLE HEIR  
Brian Stapleton, Sole Heir

State of \_\_\_\_\_  
County of \_\_\_\_\_

This record was acknowledged before me on \_\_\_\_\_ day of August, 2024 by Dennis Murray.

(Stamp)

Printed name: \_\_\_\_\_  
Notary Public  
My commission expires: \_\_\_\_\_

State of WA

) ss.

County of King

This record was acknowledged before me on August 19, 2024 by Brian Stapleton as Sole Heir for The Estate of Nancy Stapleton, deceased.

(Stamp)

Patricia L. Molan  
Printed name: PATRICIA L. MOLEN  
Notary Public  
My appointment expires: 2/01/27



Order Number: 01348-49394

File No.: 01348-49394

Dated: 08/16/2024

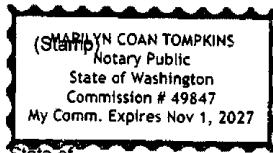
Dennis Murray  
Dennis Murray

THE ESTATE OF NANCY STAPLETON

Brian Stapleton, Sole Heir

State of WA  
County of Snohomish

This record was acknowledged before me on 16<sup>th</sup> day of August, 2024 by Dennis Murray.



Marilyn Coan Tompkins  
Printed name: Marilyn Coan Tompkins  
Notary Public  
My commission expires: 11/01/2027

State of \_\_\_\_\_  
County of \_\_\_\_\_ ) ss.

This record was acknowledged before me on August \_\_\_\_\_, 2024 by Brian Stapleton as Sole Heir for The Estate of Nancy Stapleton, deceased.

(Stamp)

Printed name: \_\_\_\_\_  
Notary Public  
My appointment expires: \_\_\_\_\_

Order Number: 01348-49394

**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:

Lot 4, Block C, CAPE HORN ON THE SKAGIT, as per plat recorded in Volume 8 of Plats, pages 92 through 97, inclusive, records

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