

POOR ORIGINAL

202411130019

11/13/2024 12:09 PM Pages: 1 of 3 Fees: \$305.50  
Skagit County Auditor, WA

When recorded return to:  
Timothy Joel Fariss  
SPLC01, LLC, a Washington limited liability  
company  
9115 224th St SW  
Edmonds, WA 98026

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20242908

Nov 13 2024

Amount Paid \$6405.00  
Skagit County Treasurer  
By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

1835 Barkley Boulevard, Suite 105  
Bellingham, WA 98226

Chicago Title  
620057386

Escrow No.: 245466525

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Kirk T Hereford and Elizabeth H. Enneking, a married couple  
for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable  
consideration  
in hand paid, conveys and warrants to SPLC01, LLC, a Washington limited liability company

the following described real estate, situated in the County of Skagit, State of Washington:  
LOT 2, TOGETHER WITH THE EAST 100 FEET OF LOT 3, BLOCK 27, SYNDICATE ADDITION  
TO THE TOWN OF LA CONNER, SKAGIT CO., WASH., AS PER PLAT RECORDED IN  
VOLUME 2 OF PLATS, PAGE 109, 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): P112529, 4128-027-002-0000

Subject to:

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 Map of Syndicate Addition to the Town of La Conner Skagit Co, Wash:

**STATUTORY WARRANTY DEED**  
(continued)

Recording No: Volume 2, Page 109

Any rights, interests, or claims which may exist or arise by reason of matters disclosed by survey.

Recording Date: November 23, 2004

Recording No.: 200411230010

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."

STATUTORY WARRANTY DEED  
(continued)

Dated: 12 Nov 2024

[Signature]  
Kirk T Hereford

[Signature]  
Elizabeth H. Enneking

State of Washington  
County of Snohomish

This record was acknowledged before me on 11-12-2024 by Kirk T Hereford and Elizabeth H. Enneking.

[Signature]  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My commission expires: 6-1-2028

