

When recorded return to:

Jacob Dey and Nicole Dey
2501 Northwoods Loop Road
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20243259

Dec 13 2024

Amount Paid \$36052.50
Skagit County Treasurer
By Lena Thompson Deputy

212250-LT

STATUTORY WARRANTY DEED

Land Title & Escrow of Skagit & Island County
Reference: 50054811-801

THE GRANTOR(S)

Jeffery W. Krueger, Successor Trustee of the Novelty Family Trust II, dated April 27, 2006

for and in consideration of
Ten Dollars and other valuable consideration (\$10.00)

in hand paid, conveys and warrants to
Jacob Dey and Nicole Dey, a married couple

the following described real estate, situated in the County of Skagit, State of Washington:

**FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.**

SUBJECT TO: This conveyance is 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.

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

Tract 57, Big Lake Waterfront Tracts

Tax Parcel Number(s): 3862-000-057-0003/P62050

Dated: 12/04/2024

Novelty Family Trust II, dated April 27, 2006

By: Jeffery W. Krueger
Jeffery W. Krueger, Successor Trustee

STATE OF WASHINGTON
COUNTY OF KING Pierce

This record was acknowledged before me on 4 day of December, 2024 by Jeffery W. Krueger, Successor Trustee of Novelty Family Trust II dated April 27, 2006.

Neambi Thompson
Signature

Notary Public
Title

My commission expires: 01/20/2026

Notarized online using audio-video communication

Neambi Thompson
Notary Public
State of Washington
Commission #: 197173
Commission Expires: 01/20/2026

EXHIBIT A
LEGAL DESCRIPTION

Property Address: 18335 Eagle Point Lane, Mount Vernon, WA 98274
Tax Parcel Number(s): 3862-000-057-0003/P62050

Property Description:

Tract 57, BIG LAKE WATER FRONT TRACTS, according to the plat thereof recorded in Volume 4 of Plats, page 12, records of Skagit County, Washington;

EXCEPT that portion thereof conveyed to Skagit County road purposes by deed dated May 20, 1947, and recorded under Auditor's File No. 404817, records of Skagit County, Washington.

Situated in Skagit County, Washington.

gwk