

When recorded return to:
Martin N. Chamberlain, Jr
PO Box 292
Bow WA 98232



201901040055

01/04/2019 03:27 PM Pages: 1 of 8 Fees: \$106.00
Skagit County Auditor

Recorded at Request of
Guardian Northwest Title & Escrow Company
1301 Riverside Drive, Suite B
Mount Vernon, WA 98273
(360) 424-0115

GUARDIAN NORTHWEST TITLE CO.

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Haller Farms Edison, LLC, a Washington Limited Liability Company**, PO Box 2404, Mount Vernon, WA 98273, for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys, and warrants to **Martin N. Chamberlain Jr.**, a single man, the following described real estate, situated in the County Skagit, State of Washington:

Abbreviated Legal: A portion of GL 4 of Sec. 33, Twp. 36 N., R.3 E., W.M.

Tax Parcel Number(s): P48536 & 360333-3-010-0004

Property Description:

The North 230 feet of the following described tract of land:

That portion of Government Lot 4, Section 33, Township 36 North, Range 3 East of the Willamette Meridian, lying South of the South line of Gilmore Avenue and the South line thereof extended Easterly, as shown on the Plat of "EDISON HALLER'S ADDITIONS," (2" Addition) as per plat recorded in Volume 2 of Plats, page 87, records of Skagit County, Washington: EXCEPT the West 360 feet thereof, lying Easterly of the County Road along the West line of said Lot 4: AND EXCEPT that portion thereof lying Easterly of the following described line: Beginning at a point on the section line between Sections 4 and 33, said point being also on the South line of said Government lot 4, lying Easterly of the common corner to Sections 32, 33, 4 and 5, Townships 36 and 35 North, Range 3 East, W.M., a distance of

[03 8.44 feet (deed recorded under Auditor's File No. 202734 — 15.74 chains = [038.84 feet) from the Southwest corner of said Section 33; thence North in said Section 33, a distance of 785.4 feet, more or less, to the South line of the Easterly extension of said Gilmore Avenue and the terminus of this line description.

Situate in the County of Skagit, State of Washington.

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 as described in Exhibit "A" attached thereto.

Dated: January 4, 2019

Haller Farms Edison, LLC, a Washington Limited Liability Company

Statutory Warranty Deed
LPB 10-05

Order No.: 18-1065-MM

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SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

201937
JAN 04 2019

Amount Paid \$ 3815.⁹⁸
Skagit Co. Treasurer
By *M. Am* Deputy

By: Nancy C. Storey
Nancy C. Storey, Trustee

By: R. Keith Storey
R. Keith Storey, Trustee

California
STATE OF ~~WASHINGTON~~
COUNTY OF Riverside

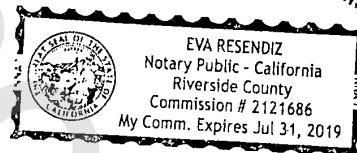
I certify that I know or have satisfactory evidence that Nancy C. Storey and R. Keith Storey are the persons who appeared before me, and said person acknowledged that (they) signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as Trustees of Haller Farms Edison, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 28th day of December, 2018

Eva R
Signature

Notary Public
Title

My appointment expires: July 31 2019



By: 
Christopher H. Sheafe, Trustee

STATE OF ARIZONA
COUNTY OF PIMA

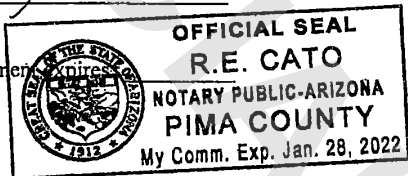
I certify that I know or have satisfactory evidence that Christopher H. Sheafe is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as Trustee of Haller Farms Edison, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 26th day of December, 2018


Signature

Title

My appointment



Melanie Bruch
By: MELANIE BRUCH

By: _____

STATE OF WASHINGTON
COUNTY OF KING

Signed and sworn to (or affirmed) before me on this 28 day of December, 2018 by

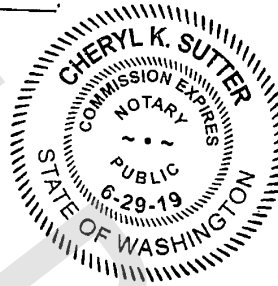
Cheryl K. Sutter
Signature

Signature

Notary

Title

My appointment expires: 6-29-19



By: Ann Emanuels, Trustee
Ann Emanuels, Trustee

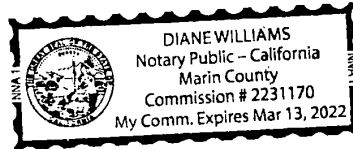
STATE OF ^{dw}~~WASHINGTON~~ California
COUNTY OF Marin

I certify that I know or have satisfactory evidence that Ann Emanuels is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it as Trustee of Haller Farms Edison, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 19th day of December, 2018.

Diane Williams
Signature

Notary Public
Title



My appointment expires: 3/13/22

By: Fredrick E. Cummings Trustee
Fredrick E. Cummings, Trustee

By: Carol N. Cummings Trustee
Carol N. Cummings, Trustee

STATE OF WASHINGTON
COUNTY OF Lewis

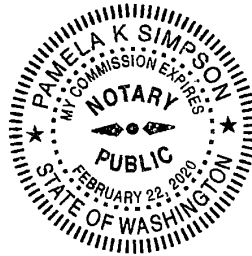
I certify that I know or have satisfactory evidence that Fredrick E. Cummings and Carol N. Cummings are the persons who appeared before me, and said person acknowledged that (they) signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as Trustees of Haller Farms Edison, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 17 day of December, 2018

Pamela K Simpson
Signature

Notary
Title

My appointment expires: 2.22.20



By: [Signature]
Martin N. Chamberlain Jr., Member

STATE OF WASHINGTON
COUNTY OF Skagit

Martin N Chamberlain, Jr. mm

I certify that I know or have satisfactory evidence that ~~Christopher H. Sheshe~~ is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as Trustee of Haller Farms Edison, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 4th day of January, 2019
mm

Mary Miller
Signature

Notary Public
Title

My appointment expires: 01.19.2022



EXHIBIT A

18-1065-MM

1. Regulatory notice/agreement regarding Title Notification-Special Flood Hazard Area that may include covenants, conditions and restrictions affecting the subject property dated 11/17/2017, recorded 11/20/2017 as Auditor's File No. 201711200157 .

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice. Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

2. Agreement, affecting subject property, regarding "...On-Site Sewage System Maintenance Agreement..." and the terms and provisions thereof between Marty Chamberlain and Skagit County, dated 7/24/2017, recorded 8/7/2017 as Auditor's File No. 201708070040.

3. Easement, affecting a portion of subject property for the purpose of access to sewage facilities including terms and provisions thereof granted to Skagit County recorded 7/2/1997 as Auditor's File No. 9707020080.

4. Unrecorded leaseholds, if any, rights of vendors and chattel mortgagees of personal property, and rights of tenants to remove trade fixtures at the expiration of term.