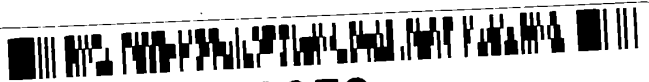


**AFTER RECORDING MAIL TO:**

Matthew and Elizabeth Eastman Sullivan  
3802 M Avenue  
Anacortes, WA 98221



**201907090052**

07/09/2019 12:12 PM Pages: 1 of 4 Fees: \$104.50  
Skagit County Auditor

Filed for Record at Request of:  
Land Title & Escrow of Skagit & Island County  
Escrow No.: 02-171424-OE ✓

**Land Title and Escrow**

**Statutory Warranty Deed**

THE GRANTORS TERRY L. SANDERSON, as his separate property; and KARLA <sup>S JB</sup> WILLIAMS, as her separate property, each as to an undivided one-half interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to MATTHEW SULLIVAN and ELIZABETH EASTMAN SULLIVAN, a married couple the following described real estate, situated in the County of Skagit, State of Washington

Abbreviated Legal:  
Lot 1, Broadview.

For Full Legal See Attached Exhibit "A"

Tax Parcel Number(s): 3777-000-001-0103, P56911

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title and Escrow Company's Preliminary Commitment No. 02-171424-OE.

Dated July 1, 2019

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20192821

JUL 09 2019

Amount Paid \$ 6055.22

Skagit Co. Treasurer

By

BT

Deputy



Terry L. Sanderson

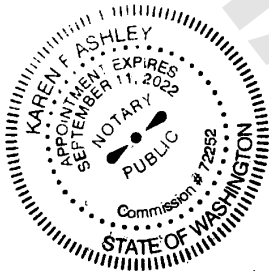


Karla S. Williams

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Terry L. Sanderson and Karla S. Williams are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: July 2nd, 2019



Karen Ashley  
Notary Public in and for the State of Washington

Residing at

My appointment expires:

Expires

Sedro-Woolley

9-11-2022

**EXHIBIT A**

Lot 1, "BROADVIEW ADDITION TO THE CITY OF ANACORTES," as per plat recorded in Volume 7 of Plats, page 22, records of Skagit County, Washington.

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

Form 22P  
Skagit Right-to-Manage Disclosure  
Rev. 10/14  
Page 1 of 1

**SKAGIT COUNTY  
RIGHT-TO-MANAGE  
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service  
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated May 27, 2019

between Matthew Sullivan Elizabeth Eastman Sullivan ("Buyer")  
Buyer Buyer  
 and Terry L. Sanderson Karla S. Williams ("Seller")  
Seller Seller  
 concerning 3802 M Ave Anacortes WA 98221 (the "Property")  
Address City State Zip

Buyer is aware that 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.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authentisign  
Matthew Sullivan 05/27/2019  
5/27/2019 1:17:43 PM PDT  
 Buyer Date

Authentisign  
Elizabeth Eastman Sullivan 05/27/2019  
5/27/2019 1:19:56 PM PDT  
 Buyer Date

T. Sanderson 4-26-2019  
 Seller Date

K. Williams 4/26/19  
 Seller Date