

When recorded return to:
Alex B. Kim and Patrice A. Kim
5624 Brookings Road
Sedro Woolley, WA 98284

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2019-3712

Aug 29 2019

Amount Paid \$6090.82

Skagit County Treasurer

By Heather Beauvais Deputy

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
W20038237

Escrow No.: 620038237

STATUTORY WARRANTY DEED

THE GRANTOR(S) Gayle E. Mocabee, an unmarried person

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Alex . Kim and Patrice . Kim, a married couple

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

Ptn Gov't Lt 3 in 6-34-4E

Tax Parcel Number(s): P23711 / 340406-0-090-0001, P23710 / 340406-0-088-0005

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

STATUTORY WARRANTY DEED
(continued)

Dated: August 22, 2019

Gayle E. Mocabee Attorney in Fact
Gayle E. Mocabee by Kent H. Mocabee, her
Attorney in Fact

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Kent H. Mocabee is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Attorney in Fact of Gayle E. Mocabee to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: Aug 27, 2019

Kelly K. Miller
Name: Kelly K. Miller
Notary Public in and for the State of WA
Residing at: New Haven
My appointment expires: 9-9-2020



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P23711 / 340406-0-090-0001 and P23710 / 340406-0-088-0005

PARCEL A:

That portion of Government Lot 3, Section 6, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point on the South line of the County Road running along the North line of said Government Lot 3, 650 feet West of the Northeast corner of said Government Lot 3;
Thence South parallel to the East line of said Government Lot 3, 120 feet;
Thence West parallel to the North line of said Government Lot 3, 83 feet;
Thence North 120 feet to the County Road;
Thence East 83 feet to the point of beginning.

Situated in Skagit County, Washington.

PARCEL B:

The North 120 feet of that portion of the West 77 feet of the East 810 feet of Government Lot 3 in Section 6, Township 34 North, Range 4 East, W.M., lying South of Peterson Road.

Situated in Skagit County, Washington.

EXHIBIT "B"
Exceptions

1. Agreement and the terms and conditions thereof:

Recording Date: December 19, 1978
Recording No.: 893351
Regarding: Sewer facilities and reimbursement of costs

2. 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."

3. Assessments, if any, levied by City of Burlington.