

When recorded return to:

Barrington LLC  
4638 Celia Way  
Bellingham, WA 98226

**STATUTORY WARRANTY DEED**

GNW 20-8497

THE GRANTOR(S) Geoff DeVries, as his separate estate, 20888 Cascade Ridge Drive, Mount Vernon, WA 98274

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to Barrington LLC, a Washington Limited Liability Company

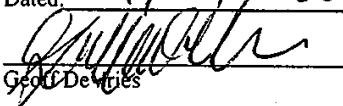
the following described real estate, situated in the County Skagit, State of Washington:

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

Abbreviated legal description: Property 1:  
Section 32, Township 34 North, Range 4 East - NW NE

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 "B"  
attached hereto

Tax Parcel Number(s): P29496

Dated: 11/23/2020  
  
\_\_\_\_\_  
Geoff DeVries

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2020-5025

Nov 24 2020

Amount Paid \$2005.00

Skagit County Treasurer  
By Heather Beauvais Deputy

Statutory Warranty Deed  
LPB 10-05

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STATE OF WASHINGTON  
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Geoff DeVries is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 23<sup>rd</sup> day of November, 2020

Eleanor Romero  
Signature

Notary  
Title

My appointment expires: 6/23/2021



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**EXHIBIT A**  
**LEGAL DESCRIPTION**

Property Address: 19716 Melody Lane, Mount Vernon, WA 98274  
Tax Parcel Number(s): P29496

**Property Description:**

That portion of the Northwest 1/4 of the Northeast 1/4 of Section 32, Township 34 North, Range 4 East, described as follows:

Beginning at the Northeast corner of said subdivision, thence South 0 degrees 02'40" East along the East line of said subdivision a distance of 713.97 feet to the true point of beginning; thence West to the Southeast corner of that certain tract conveyed to Jim Carrie and Associates, Inc., by Deed Recorded May 12, 1971 under Auditor's File No. 752486; thence North along the East line of said Carrie Tract to the South line of Melody Lane; thence East along the South line of Melody Lane to the East line of said subdivision; thence South to the point of beginning; EXCEPT that portion thereof conveyed to Skagit County for road by Deed Recorded May 11, 1971 under Auditor's File No. 752432.

TOGETHER WITH an easement for septic system as described in Declaration recorded October 7, 2020, under Auditor's File No. 202010070070.

Situated in Skagit County, Washington.

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**EXHIBIT B**

20-8497-KH

**1. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: Public Utility District No. 1 of Skagit County, Washington,  
a Municipal Corporation

Recorded: JUNE 30, 1955

Auditor's No.: 520288

Purpose: Right to lay, maintain, operate, relay and remove at any time  
a pipe or pipes, line or lines for transportation of water

Affects: 10 foot strip of land

**2. LOT CERTIFICATION, INCLUDING THE TERMS AND CONDITIONS THEREOF. REFERENCE TO THE RECORD BEING MADE FOR FULL PARTICULARS. THE COMPANY MAKES NO DETERMINATION AS TO ITS AFFECTS.**

Recorded: December 13, 2016

Auditor's No. 201612130151

3. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or any other matters as disclosed and/or delineated on the face of the following plat/short plat/survey named Survey recorded March 20, 2018 as Auditor's File No. 201803200048.

**4. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:**

Grantee: Public Utility District No. 1 of Skagit County, Washington, a Municipal Corporation

Recorded: March 26, 2020

Auditor's No. 202003260095

Purpose: Right, privilege, and authority to do all things necessary or proper in the construction and maintenance of water, sewer, electrical, and communication lines and/or other similar public service related facilities

Area Affected: West 20.00 feet of subject property

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