

When recorded return to:

Mr. and Mrs. Marcus Gideon Shackelford
24259 Walker Valley Rd
Mount Vernon, WA 98274

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-266
Jan 21 2021
Amount Paid \$7485.00
Skagit County Treasurer
By Chelsea Stalcup Deputy

Filed for Record at Request of
Curtis, Casteel & Palmer, PLLC
Escrow Number: 200761L

CHICAGO TITLE CO.
620045590

Statutory Warranty Deed

THE GRANTOR Michael James Patrick, an unmarried individual for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Marcus Gideon Shackelford and Danielle Shackelford, husband and wife the following described real estate, situated in the County of Skagit, State of Washington Danielle Marie Shackelford

Abbreviated Legal:

Lot(s): PTN LOT 1 SKAGIT COUNTY SHORT PLAT NO. 92-015

Tax Parcel Number(s): P30561/340531-3-009-0003

Lot 1, SKAGIT COUNTY SHORT PLAT NO. 92-015, approved June 23, 1992, and recorded June 23, 1992, in Volume 10 of Short Plats, page 93, under Auditor's File No. 9206230081, being a portion of Southeast quarter of the Southwest quarter of Section 31, Township 34, Range 5 East, W.M., records of Skagit County. EXCEPT the South 60 feet thereof. Situated in Skagit County, Washington.

Subject to: Covenants, conditions and restrictions of record, as attached hereto and made a part hereof by Exhibit "A"

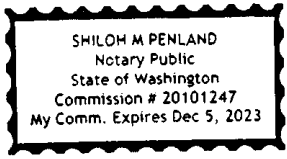
Dated ^{15 M-I-P.} January 14, 2021
Michael James Patrick
Michael James Patrick

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Michael James Patrick

is the person who appeared before me, and said person acknowledged that signed this instrument and acknowledge it to be his free and voluntary act for the uses and purposes mentioned in this instrument

Dated: 1/15/2021 Shiloh M Penland



Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 12/5/2023

Exhibit "A"

Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on SKAGIT COUNTY SHORT PLAT NO. 92-015;

Recording No: 9206230081

Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey.

Recording Date: June 23, 1992
Recording No.: 9206230081
Matters shown: Fences

Authentisign ID: C5CD0F88-97C0-4266-9088-17C5A8E21EB5

Exhibit "B"

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

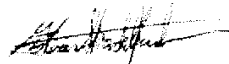
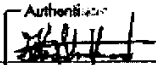
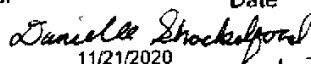
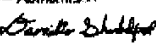
The following is part of the Purchase and Sale Agreement dated November 18, 2020
between Marcus Gideon Shackelford Danielle Shackelford ("Buyer")
Buyer Buyer
and Michael Patrick ("Seller")
Seller Seller
concerning 24259 Walker Valley Rd Mount Vernon WA 98274 (the "Property")
Address City State Zip

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.

Authenticated   Buyer <small>11/20/2020 1:48:03 PM PST</small>	11/21/2020 Date <small>1:20:31</small>	Authenticated   Seller <small>11/21/2020 1:22:35 PM PST</small>	11/20/2020 Date <small>1:20:31</small>
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