

When recorded return to:  
Abraham Hernandez and Quiktoia Hernandez  
12916 12th Ave NW  
Marysville, WA 98271

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2021-1726

Apr 22 2021

Amount Paid \$3045.00

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

620047085

Escrow No.: 620047085

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Richard A Herrick and Jennifer S Herrick, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Abraham Hernandez and Quiktoia Hernandez, a married couple

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

Parcel A:

Lot 3, Short Plat No. 92-039, approved November 24, 1992, recorded November 25, 1992 in Book 10 of Short Plats, page 144, under Auditor's File No. 9211250029 and being a portion of the East 1/4 of the Southeast 1/4 of the Northeast 1/4 of Section 3, Township 35 North, Range 4 East, W.M.

Parcel B:

A non-exclusive easement for ingress, egress and utilities over, under and across Lot 4 of said Short Plat, as shown on the face thereof.

Situate in the County of Skagit, State of Washington.

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

Tax Parcel Number(s): P102168 / 350403-1-002-0200

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: April 12, 2021

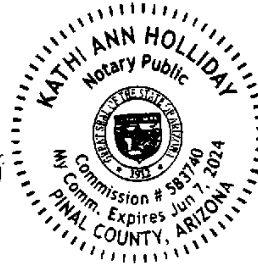
Richard A. Herrick  
Richard A Herrick

\_\_\_\_\_  
Jennifer S Herrick

~~State of WASHINGTON~~ **ARIZONA**  
~~County of SKAGIT~~ **PINAL**

I certify that I know or have satisfactory evidence that Richard A Herrick and Jennifer S Herrick are the persons who appeared before me, and said persons 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: APR 14 2021  
Kathi Ann Holliday  
Name: Kathi Ann Holliday  
Notary Public in and for the State of ARIZONA  
Residing at: P.O. Box 1391, Macleod, AZ 85151  
My appointment expires: JUN 07 2024



**STATUTORY WARRANTY DEED**  
(continued)

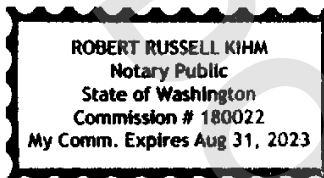
Dated: April 12, 2021

Richard A HerrickJennifer S Herrick  
Jennifer S Herrick

State of WASHINGTON

County of ~~SKAGOT~~ Whatcom (en) RU

I certify that I know or have satisfactory evidence that ~~Richard A Herrick~~ and Jennifer S Herrick are the persons who appeared before me, and said persons 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: 4-19-2021Name: Robert Russell - RNotary Public in and for the State of WAResiding at: DallingtonMy appointment expires: 8-31-23

**EXHIBIT "A"**  
Exceptions

1. Record of Reforestation Requirements, including the terms, covenants and provisions thereof  
Recording Date: November 6, 1979  
Recording No.: 7911060034
2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, 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 Short Plat No. 92-039:  
  
Recording No: 9211250029
3. Conditional Agreement regarding Alternative Sewage System Installation, including the terms, covenants and provisions thereof  
  
Recording Date: April 19, 1994  
Recording No.: 9404190071
4. Note: Manufactured Home Title Elimination Application recorded under Recording No. 9411090080 recites that a manufactured (mobile) home is, or is being affixed to the Land.
5. City, county or local improvement district assessments, if any.