

**AFTER RECORDING MAIL TO:**

**Andrea Nelson, Beth Wyatt  
22359 Amick Road  
Mount Vernon, WA 98274**

**Filed for Record at Request of:**

**Land Title & Escrow of Skagit & Island County  
Escrow No.: 01-180271-OE**

**Land Title  
01-180271-OE**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2021-1929

May 03 2021

Amount Paid \$2933.00  
Skagit County Treasurer  
By Heather Beauvais Deputy

**Statutory Warranty Deed**

**THE GRANTOR TORY FIDLER and TRACY O'HARE, husband and wife** for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **ANDREA NELSON and BETH WYATT, each an unmarried individual and each as their separate property** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:

**Ptn SE/NE; Sec. 2, Twn 33N, Rg. 4E (Aka Lot 5, SP #523-81).**

**For Full Legal See Attached Exhibit "A"**

Tax Parcel Number(s):

**330402-2-005-0501, P16215**

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 Company's Preliminary Commitment No. 01-180271-OE.

Dated           April 30, 2021

(Attached to Statutory Warranty Deed)

[Signature]  
Tory Fidler

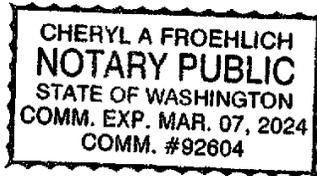
[Signature]  
Tracy O'Hare

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Tory Fidler and Tracy O'Hare** are the person(s) who appeared before me, and said person(s) acknowledged that **they** signed this instrument and acknowledge it to be **his / her / their** free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 4-30-21

[Signature]  
Printed Name: Cheryl A Froehlich  
Notary Public in and for the State of Washington  
Residing at Sedro Woolley  
My appointment expires: 3-7-24



**EXHIBIT A**

Lot 5, Short Plat No. 523-81, approved October 19, 1981, recorded October 22, 1981, in Volume 5 of Short Plats, page 136, under Auditor's File No. 8110220008, (being a portion of the Southeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 2, Township 33 North, Range 4 East, W.M.)

TOGETHER WITH an easement for ingress, egress and utilities over and across Dealo Lane as delineated on the face of said Short Plat No. 523-81.

Situate in the County of Skagit, State of Washington.