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05/14/2021 03:54 PM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

WHEN RECORDED MAIL TO:

Michael J. Zuccarini
Smith & Zuccarini, P.S.
2155 - 112th Ave. N.E.
Bellevue, Washington 98004

STATUTORY WARRANTY DEED

Reference numbers of related documents: None.

Grantor: Troy J. Schmeil, a married man dealing in community property;

for and in consideration of the settlement of a revocable living trust under the laws of the State of Washington, does hereby grant, convey and warrant to:

Grantee: the Schmeil Community Trust established pursuant to the terms of the trust agreement dated March 11, 2021 (Troy J. Schmeil and Angela M. Schmeil, trustees);

That certain real property, situated in Skagit County, Washington, and legally described as follows:

Legal Description:

ABBREVIATED LEGAL: SE ¼, 6-35-8, E W.M.; & S ½ OF SW ¼, 5-35-8 E W.M.


FULL LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A

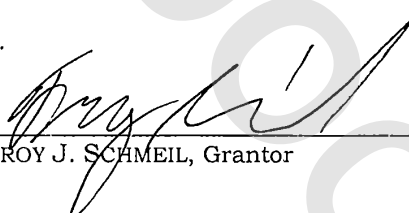
Assessor's Property Tax Parcel Account Number: P43425 & P43447

DATED the 14th day of March, 2021.

2021-2173
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 14 2021

Amount Paid \$ 0
Skagit Co. Treasurer
By  Deputy

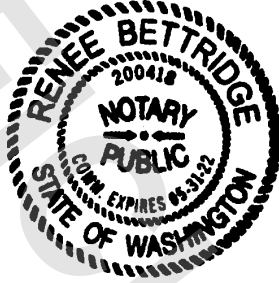

TROY J. SCHMEIL, Grantor

Statutory Warranty Deed (continued)

STATE OF WASHINGTON)
) ss.
County of King)

On this day personally appeared before me, Troy J. Schmeil, a married man, to me known to be the person described in and who executed the within instrument, and acknowledged to me that he executed the same freely and voluntarily.

GIVEN under my hand and official seal this 11th day of March, 2021.



Renee D. Bettridge
Signature of Notary
Print Name: Renee D. Bettridge
NOTARY PUBLIC for Washington,
residing at Punton, WA
My commission expires 05/31/22.

EXHIBIT APARCEL "A":

THE SOUTHEAST ¼ OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "B":

THE SOUTH ½ OF THE SOUTHWEST ¼ OF SECTION 5, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M.,

TOGETHER WITH A RIGHT-OF-WAY 20 FEET WIDE TO BE USED FOR INGRESS AND EGRESS ACROSS PORTIONS OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 8, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH QUARTER CORNER OF SECTION 8, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M.; THENCE NORTH 89°46'15" WEST ALONG THE NORTH LINE OF SAID SECTION 8, A DISTANCE OF 668.95 FEET TO THE NORTHEAST CORNER OF A TRACT OF LAND SURVEYED FOR RUSTY SOLOMON, AS SHOWN ON THE RECORD OF SURVEY RECORDED IN VOLUME 5 OF SURVEYS AT PAGE 167, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE SOUTH 15°05'30" EAST ALONG THE EASTERLY BOUNDARY OF SAID TRACT OF LAND, A DISTANCE OF 584.31 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF THE BURLINGTON NORTHERN RAILROAD; THENCE NORTH 62°14'55" EAST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE A DISTANCE OF 20.49 FEET, MORE OR LESS, TO A POINT 20 FEET, MEASURED AT RIGHT ANGLES, FROM THE EASTERLY BOUNDARY OF THE ABOVE DESCRIBED TACT OF LAND SURVEYED FOR RUSTY SOLOMON; THENCE NORTH 15°05'30" WEST PARALLEL WITH SAID EASTERLY BOUNDARY A DISTANCE OF 574.34 FEET TO THE NORTH LINE OF SAID SECTION 8; THENCE NORTH 89°46'15" WEST ALONG THE NORTH LINE OF SAID SECTION 8, A DISTANCE OF 20.72 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.