

**When recorded return to:**  
Kaycie Boerner  
23682 Lake Drive  
Clearlake, WA 98235

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 2021-2949  
Jun 29 2021  
Amount Paid \$5605.00  
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

Escrow No.: 620047715

**CHICAGO TITLE**  
Q20047715

### STATUTORY WARRANTY DEED

THE GRANTOR(S) Danny R. Wilder and Kimberly D. Wilder, 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 Kaycie Boerner, an unmarried person and David Yzaguirre, an unmarried person

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

The West Half of Lots 6 and 7, Block 3, NORTH PARK ADDITION TO CLEAR LAKE, according to the plat thereof, recorded in Volume 4 of Plats, page 16, records of Skagit County, Washington.

Situated in Skagit County, Washington.

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

Tax Parcel Number(s): P74968 / 4142-003-007-0107

Subject to:

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

**STATUTORY WARRANTY DEED**  
(continued)

Dated: June 8, 2021

D. R. Wilder  
Danny R. Wilder

Kimberly D. Wilder  
Kimberly D. Wilder

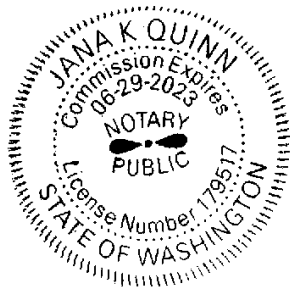
State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Danny R. Wilder and Kimberly D. Wilder  
is/are the person(s) who appeared before me, and said person(s) acknowledged that  
(he/she/~~they~~) signed this of instrument and acknowledged it to be (his/hen/their) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: June 23 2021

Janak Quinn  
Name: Janak Quinn  
Notary Public in and for the State of Washington  
Residing at: Arivaton  
My appointment expires: 06/29/2023



**EXHIBIT "A"**  
Exceptions

1. Notice contained in deed  
Recording Date: April 29, 2009  
Recording No.: 200904290110  
Regarding: Skagit County Right to Farm Ordinance
2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. City, county or local improvement district assessments, if any.