

AFTER RECORDING MAIL TO:

Stuart J. Elder and Kimberly A. Elder
19151 Cedardale Rd
Mount Vernon, WA 98274

Filed for Record at Request of:
First American Title Insurance Company

Space above this line for Recordors use only

GNW 21-12071

STATUTORY WARRANTY DEED

File No: **4221-3772977 (SR)**

Date: **July 06, 2021**

Grantor(s): **Lois P. Larson, an unmarried person and Monique Rochelle Sever, Personal Representative for The Estate of Jacob L. Larson, deceased**

Grantee(s): **Stuart J. Elder and Kimberly A. Elder, a married couple**

Abbreviated Legal: **Section 8, Township 33 North, Range 4 East - NW NW (aka Lot B SP 101-78)**

Parcel No. **P105355/330408-2-007-0100**

Additional Legal on page:

Assessor's Tax Parcel No(s): **P105355/330408-2-007-0100**

THE GRANTOR(S) Lois P. Larson, an unmarried person and Monique Rochelle Sever, Personal Representative for The Estate of Jacob L. Larson, deceased for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Stuart J. Elder and Kimberly A. Elder, a married couple**, the following described real estate, situated in the County of **Skagit**, State of **Washington**.

LEGAL DESCRIPTION: Real property in the County of Skagit, State of Washington, described as follows:

Lot "B" of Skagit County Short Plat No. 101-78, approved April 6, 1979 and recorded April 9, 1979 as Auditor's File No. 7904090019, records of Skagit County, Washington, being a portion of the Northwest 1/4 of the Northwest 1/4 of Section 8, Township 33 North, Range 4 East, W.M.; EXCEPT that portion of Lot "B" of said Short Plat lying Westerly of the Easterly line of Lot "A" extended South. TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, across and under the North 20 feet of Lot "A" of said Short Plat. Situate in the County of Skagit, State of Washington.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-3139

Jul 09 2021

Amount Paid \$1605.00

Skagit County Treasurer

By Flora Cruz Deputy

APN: **P105355/330408-2-007-0100**

Statutory Warranty Deed
- continued

File No.: **4221-3772977 (SR)**

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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Statutory Warranty Deed
- continued

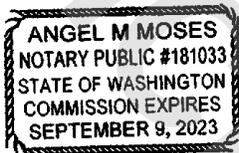
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STATE OF Washington)
COUNTY OF Snohomish)-ss
Skagit ~)

On this 9th of July, 2021, before me personally appeared **Vicky Schorsch** to me known to be the individual who executed the foregoing instrument as Attorney in Fact for **Lois P. Larson** and acknowledged that he/~~she~~ signed the same as his/~~her~~ free and voluntary act and deed as Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.

GIVEN under my hand and official seal the day and year last above written.

Angel M. Moses



Notary Public in and for the State of Washington
Residing at: Snohomish
My appointment expires: 9.9.2023