



202108100024

08/10/2021 09:00 AM Pages: 1 of 2 Fees: \$204.50  
Skagit County Auditor

AFTER RECORDING MAIL TO:

Name Stephen Skrinde  
Address 21167 Grip Rd  
City, State, Zip Sedro-Woolley WA 98284

Filed for Record at Request of:

(Fulfillment)  
STATUTORY WARRANTY DEED

THE GRANTOR(S) Kendall Wayne Johnson + Juanita Johnson  
for and in consideration of 21167 Grip Rd Sedro-Woolley WA 98284  
in hand paid, conveys, and warrants to Stephen Skrinde + Rebecca Schlaht  
the following described real estate, situated in the County of Skagit, state of Washington:

Parcel P35711, 35 0403-0-012-0016

NW 1/4 3-35-4

AF: 201012060088

Assessor's Property Tax Parcel/Account Number:

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated Dec 7, 2011, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on Dec 6, 2010, Rec. No. 3678

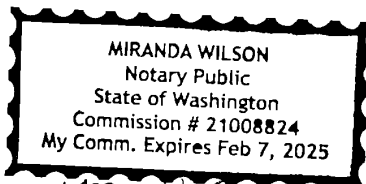
Dated: 8/5/21  
By Juanita Johnson By Stephen Skrinde  
By Kendall W. Johnson By Rebecca Schlaht

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that Kendall Wayne Johnson and Juanita Johnson  
(is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument, on oath stated that  
(he/she/they) (is/are) authorized to execute the instrument and acknowledged it as the \_\_\_\_\_ of  
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8/5/21

Notary Public in and for the state of Washington Fulfillment  
My appointment expires: Feb. 7, 2025 SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX



LPB-11(c) 7/97 AUG 10 2021  
ex 3678  
pd 12-10-10  
\$ 7123.22 Amount Paid \$  
By DHJ Skagit Co. Treasurer  
Deputy

**EXHIBIT "A"**

That portion of the West  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of Section 3, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of Government Lot 4 of said subdivision; thence South along the East line of said Lot 4 and the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  to the North boundary line of the County Road running through the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of said Section 3; thence Westerly along the North boundary line of said County Road to a point 436 feet West of the East boundary line of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$ ; thence North 1,071.3 feet to a point 330 feet South of the North line of said Lot 4; thence East 306 feet, more or less, to the Southeast corner of a tract deeded to Henry Dolph by deed recorded in Volume 147 of Deeds, page 150, records in the Office of the Auditor of Skagit County, Washington; thence North  $6^{\circ}$  West 226 feet; thence North  $23^{\circ}$  West 134 feet, more or less, to the North boundary line of said Lot 4; thence East to the point of beginning.