

**AFTER RECORDING MAIL TO:**

**Jennifer S. Covey and Jonathon J. Hurst**  
**1911 SW Campus Dr. #263**  
**Federal Way, WA 98023**

**Filed for Record at Request of:**  
**Land Title & Escrow of Skagit & Island County**  
**Escrow No.: 02-184550-OE**

**Statutory Warranty Deed**

**THE GRANTOR Peter Austin Raab, unmarried as his separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JENNIFER S. COVEY and JONATHON J. HURST, wife and husband the following described real estate, situated in the County of Skagit, State of Washington**

SKAGIT COUNTY WASHINGTON  
 REAL ESTATE EXCISE TAX

Abbreviated Legal: Ptn SE ¼ NE ¼, 6-34-2 E.W.M.

Affidavit No. 2021-3705

Aug 12 2021

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

Amount Paid \$6933.00

Skagit County Treasurer

By Heather Beauvais Deputy

Tax Parcel Number(s): **340206-1-002-0008, P20028**

TOGETHER WITH a non-exclusive easement appurtenant to Parcel "G" for right of way over, along, across and under the present existing roadway for travel purposes, and for purposes of installation, maintenance and repair and replacing water pipelines, electric power lines, telephone installation and gas lines, with full right of ingress and egress, which present roadway being that same roadway and easement referred to and granted in documents recorded under Auditor's File Nos. 631148 and 631149 and which is over and across the following described property:

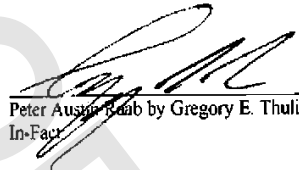
That part of the Southwest ¼ of the Northwest ¼ and of Lot 3, Section 5, Township 34 Noth, Range 2 East, W.M., described as follows:

Beginning at the Northwest corner of said Southwest ¼ of the Northwest ¼;  
 Thence East along the North line of said Southwest ¼ of the Northwest ¼ 14,660 feet;  
 Thence South parallel with the East line of said Southwest ¼ of the Northwest ¼ to a point 1,442.3 feet South of the North line of said Section;  
 Thence East parallel to the North line of said Southwest ¼ of the Northwest ¼, 350 feet to a point hereinafter referred to as "Point X";  
 Thence continue East, parallel to the North line of said Southwest ¼ of the Northwest ¼, to the Westerly line of the old Memorial Highway;  
 Thence Southerly, along said Westerly line, to a point that is 1,472.3 feet South of the North line of said Section;  
 Thence West, parallel to the North line of said Southwest ¼ of the Northwest ¼ to a point that is 30 feet South of "Point X";  
 Thence South parallel with the East line of said Southwest ¼ of the Northwest ¼, 142 feet to a point 1,534.3 feet South of the North line of said Section;  
 Thence West parallel to the North line of said Southwest ¼ of the Northwest ¼ to the West line of said Section;  
 Thence North along said West section line to the point of beginning.

ALSO, a non-exclusive easement appurtenant to Parcel "G" for ingress, egress and utilities, as conveyed by John L. Miller et al to Nielsen Brothers Inc., by instrument recorded May 22, 1996 under Auditor's File No. 9605220036.

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record if any.

Dated August 10, 2021

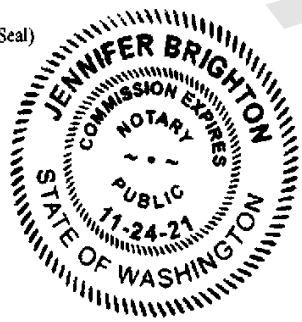
  
Peter Austin Raab by Gregory E. Thulin, Attorney-  
In-Fact

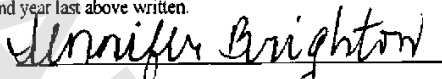
STATE OF Washington }  
COUNTY OF Skaet } SS.

On this 10<sup>th</sup> day of August, 2021 before me personally appeared Gregory E. Thulin to me known to be the individual described in and who executed the foregoing instrument as Attorney in Fact for Peter Austin Raab and acknowledged that he / she / they signed and sealed the same as his / her / their 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.

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

(Seal)



  
Notary Public in and for the State of Washington  
Residing at Bellingham  
My appointment expires: 11-24-21

**EXHIBIT A**

The North  $\frac{1}{2}$  of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 6, Township 34 North, Range 2 East,  
W.M.

Situate in the County of Skagit, State of Washington.