

When recorded return to:
Nikolas Shojinaga and Aislinn Shojinaga
45242 Duffy Street
Concrete, WA 98237

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2021-3888

Aug 23 2021

Amount Paid \$5445.00
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.: 620048282

CHICAGO TITLE
620048282

STATUTORY WARRANTY DEED

THE GRANTOR(S) William H. Thompson and Donna L. Thompson, as co-trustees of the Thompson Family Trust under Agreement dated March 25, 1994

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Nikolas Shojinaga and Aislinn Shojinaga, a married couple

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

Lots 1 and 2, Block 1, "EVERETT'S SECOND ADDITION TO CONCRETE, SKAGIT COUNTY, WASH.," as per plat recorded in Volume 4 of Plats, page 13, records of Skagit County, Washington.

Situate in the Town of Concrete, County of Skagit, State of Washington.

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

Tax Parcel Number(s): P70802 / 4061-001-002-0004

Subject to:

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

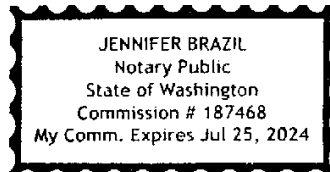
STATUTORY WARRANTY DEED
(continued)

Dated: August 19, 2021

The Thompson Family Trust under Agreement dated March 25, 1994

BY: William H. Thompson
William H. Thompson
Co-TrusteeBY: Donna L. Thompson
Donna L. Thompson
Co-TrusteeState of Washington
County of Skagit

I certify that I know or have satisfactory evidence that William H. Thompson and Donna L. Thompson is/are the person(s) who appeared before me, and said person acknowledged that (he/she/they) signed this instrument, on oath stated that (he/she/they) was authorized to execute the instrument and acknowledged it as the Co-Trustees of Thompson Family Trust to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: August 23, 2021

Jennifer Brazil
Name: Jennifer Brazil
Notary Public in and for the State of WA
Residing at: Skagit County
My appointment expires: 7-25-2024

EXHIBIT "A"
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes, statements, and other matters, if any, but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, or source of income, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth on Plat of Everett's First Addition to Concrete, Skagit:

Recording No: Volume 4, of Plats, Page 13

2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. Assessments, if any, levied by Concrete.
4. City, county or local improvement district assessments, if any.

Authenticity ID: FE41FA7A-AC10-40FF-8BE5-316222E28D92

Form 22P
 Skagit Right-to-Manage Disclosure
 Rev. 10/14
 Page 1 of 1

**SKAGIT COUNTY
 RIGHT-TO-MANAGE
 NATURAL RESOURCE LANDS DISCLOSURE**

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 Northwest Multiple Listing Service
 ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated June 10, 2021
 between Nikolas Shojinaga Aislinn Shojinaga ("Buyer")
Buyer Buyer
 and Thompson Family Trust ("Seller")
Seller Seller
 concerning 45242 Duffy Street Concrete WA 98237 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authentication
Nikolas Shojinaga 05/10/2021
 Buyer 5:36:04 PM PDT Date

Aislinn Shojinaga 06/10/2021
 Seller Date

Authentication
Aislinn Shojinaga 06/10/2021
 Buyer 5:58:11 PM PDT Date

Thompson Family Trust
 Seller Date