

When recorded return to:

Michael Hegwood and Leah Hegwood  
17767 West Big Lake Boulevard  
Mount Vernon, WA 98274

201860-LT

### STATUTORY WARRANTY DEED

THE GRANTOR(S) **William A. Yarcho and Vicky A. Yarcho, husband and wife**

for and in consideration of FOUR HUNDRED THOUSAND AND 00/100 Dollars (**\$400,000.00**)

in hand paid, conveys, and warrants to **Michael Hegwood and Leah Hegwood, a married couple**

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

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

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

Ptn SE/SW/NE; Sec 26-Twn 34N-Rg 4E

Tax Parcel Number(s): 340426-1-008-0006/P27870

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 2021-4355

Sep 21 2021

Amount Paid \$6405.00

Skagit County Treasurer

By Lena Thompson Deputy

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown Land Title Company's Preliminary Commitment No. 201860-LT.

(attached to Statutory Warranty Deed)

Dated: September 13, 2021

William A Yarcho  
William A. Yarcho

Vicky A. Yarcho  
Vicky A. Yarcho

STATE OF WASHINGTON  
COUNTY OF SKAGIT

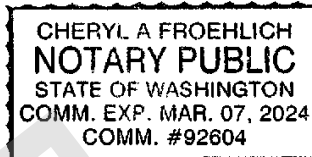
I certify that I know or have satisfactory evidence that William A. Yarcho and Vicky A. Yarcho are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 20 day of Sept, 2021

Ceryl A Froehlich  
Signature

Notary  
Title

My appointment expires: 3-7-24



**Exhibit A**

The Southeast 1/4 of the Southwest 1/4 of the Northeast 1/4 of Section 26, Township 34 North, Range 4 East, WM.

EXCEPT the West 15 feet thereof as conveyed to John and Hilma Wirta on March 16, 1943, under Auditor's File No. 360483.

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over, under and across the South 30 feet of the West 15 feet of the East 1/2 of the Southwest 1/4 of the Northeast 1/4 of said Section 26 and over, under and across the West 35 feet, as measured at right angles to the West line thereof, of that portion of the Northeast 1/4 of the Northwest 1/4 of the Southeast 1/4 of said Section 26 lying Northerly of the County Road.

Situate within the County of Skagit, State of Washington.