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11/09/2021 03:44 PM Pages: 1 of 3 Fees: \$205.50
Skagit County Auditor

After Recording Return To:

Skagit Law Group, PLLC
P. O. Box 336 / 227 Freeway Drive, Suite B
Mount Vernon, WA 98273

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2021-5159
NOV 09 2021

Amount Paid \$
Skagit Co. Treasurer
By *CT* Deputy

STATUTORY WARRANTY DEED

GRANTORS: ANTHONY J. FLYNN and LALE A. JOHNSON,
husband and wife

GRANTEE: TIMBERLINE PARK, LLC,
a Washington limited liability company

Abbreviated Legal: A PTN OF SE ¼ of NW ¼, 11-35-7 E., W.M.
Additional Legal on page(s): Exhibit "A"

Assessor's Tax Parcel No: 350711-0-009-0000 / P42427

THE GRANTORS, ANTHONY J. FLYNN and LALE A. JOHNSON, husband and wife, for and in consideration of the transfer of an interest in real property to a limited liability company in the same pro rata shares as held prior to transfer (mere change in form of ownership), convey and warrant to GRANTEE, TIMBERLINE PARK, LLC, a Washington limited liability company, all of Grantor's right, title and interest in and to the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the Grantor therein, to-wit:

As hereto attached in Exhibit "A" and by this reference made a part hereof.

DATED: November 8, 2021.

Anthony J. Flynn

ANTHONY J. FLYNN

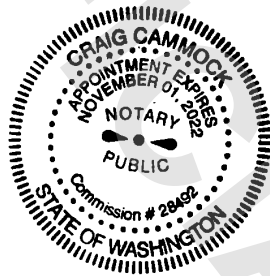
Lale A. Johnson

LALE A. JOHNSON

STATE OF WASHINGTON)
) ss.
 COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence ANTHONY J. FLYNN is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: November 8, 2021.



[Signature]
 (Signature of Notary)

CRAIG CAMMOCK
 (Legibly Print or Type Name of Notary)

My appointment expires: 11-1-2022

STATE OF WASHINGTON)
) ss.
 COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence LALE A. JOHNSON is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: November 8, 2021.



[Signature]
 (Signature of Notary)

CRAIG CAMMOCK
 (Legibly Print or Type Name of Notary)

My appointment expires: 11-1-2022

Exhibit "A"
Legal Description

That portion of the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 11, Township 35 North, Range 7 East, W.M., described as follows:

Beginning at the intersection of the Northerly line of the G.H. Clark Road (now SR 20) and the West line of the Henry Wild County Road;
thence North along the West line of the Henry Wild County Road a distance of 679.4 feet;
thence West 520 feet;
thence South 827.4 feet to the North line of the G.H. Clark Road (now SR 20);
thence Easterly along the Northerly line of said road to the point of beginning.

Situate in the County of Skagit, State of Washington.

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes, and other instruments of record.

NOTE: No excise tax is due pursuant to WAC 458-61A-211(2)(a).

Exhibit "A"