

When recorded return to:

Susana Costilla and Martin E. Murillo
1016 Jameson Street
Sedro Woolley, WA 98284

GNW 21-13812

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kjell Swedelius and Sara Swedelius, husband and wife, 5535 N. Fruitdale Road Sedro Woolley, WA 98284,

for and in consideration of **ten dollars and other valuable consideration**

in hand paid, conveys, and warrants to Susana Costilla, an unmarried person, and Martin E. Murillo, an unmarried person

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Abbreviated legal description: Property 1:
Lots 14 and 15, Blk 70, First Addition to Town of Sedro

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P76081

Dated: 12/27/21

Kjell Swedelius
Kjell Swedelius

Sara Swedelius
Sara Swedelius

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2021-5921
Dec 29 2021
Amount Paid \$6245.00
Skagit County Treasurer
By Lena Thompson Deputy

Statutory Warranty Deed
LPB 10-05

Order No.: 21-13812-TJ

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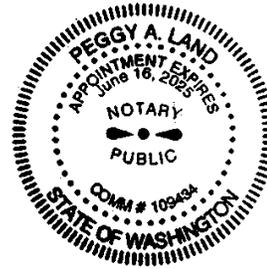
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 27th day of December, 2021 by Kjel Swedelius and Sara Swedelius.

Peggy A. Land
Signature

Notary
Title

My appointment expires: June 16, 2025



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 1016 Jameson Street, Sedro-Woolley, WA 98284
Tax Parcel Number(s): P76081

Property Description:

Lots 14 and 15, Block 70, FIRST ADDITION TO THE TOWN OF SEDRO, according to the plat thereof recorded in Volume 3 of Plats. page 29, records of Skagit County, Washington,

Situated in County of Skagit, State of Washington.

EXHIBIT B

21-13812-TJ

1. Any and all offers of dedications, conditions, restrictions, easements, fence line/boundary discrepancies and encroachments, notes, provisions and/or other matters as disclosed and/or delineated on the face of the following plat named First Addition of the Town of Sedro Woolley recorded January 11, 1890 in Volume 3 of Plats, page 29.
2. Regulatory notice/agreement regarding Skagit County Right To Farm Ordinance that may include covenants, conditions and restrictions affecting the subject property, recorded August 29, 2014 as Auditor's File No. 201408290139 .

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice. Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.