

CTI NCS 214936-NCS

Recording Requested by:

PACCAR Inc.
777 106th Ave NE,
Bellevue, WA 98004-5027
Attn: Brendan Sullivan

STATUTORY WARRANTY DEED

Grantor(s): GORDON WYNN CALLAHAN, and CINDY R. MEHLER, as tenants in common

Grantee: PACCAR INC, a Delaware corporation

Abbrev. Legal Description: Lot 2 Skagit County Short Plat 40-82 AF 8301310020 Vol 6 Short Plat, P 48, PTN S 5 TWP 34N R3E
E 1/2 SW 1/4 S 9 Twp 34N R3E
Complete legal description on Exhibit A.

Assessor's Tax Parcel ID#: P21108

For the consideration of Ten and No/100 Dollars, and other valuable consideration, as of this 11 of March, 2022, **GORDON WYNN CALLAHAN** and **CINDY R. MEHLER**, as tenants in common, (collectively, the "Grantors"), does hereby convey and warrant to **PACCAR INC**, a Delaware corporation ("Grantee"), all of the Grantors' right, title and interest in and to the real property located in the County of Skagit, State of Washington and legally described on Exhibit A attached hereto and incorporated herein by this reference, together with all of Grantors' right, title and interest in and to, all and singular, the tenements, hereditaments, appurtenances and improvements thereon or thereunto belonging.

SUBJECT TO the exceptions set forth on Exhibit B attached hereto.

[Signature Page and Acknowledgement Follow]

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2022-1035
Mar 16 2022
Amount Paid \$28485.00
Skagit County Treasurer
By Lena Thompson Deputy

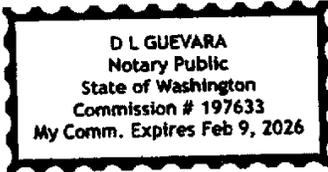
Cindy R. Mehler
Signature
Cindy R. Mehler

State of Washington

County of Whatcom

I certify that I know or have satisfactory evidence that Cindy R. Mehler is the person who appeared before me, and said person acknowledged that she signed this instrument [Statutory Warranty Deed], on oath and stated that she was authorized to execute the instrument and acknowledged it as the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: March 11, 2022.



D L Guevara
Print Name: D L GUEVARA
NOTARY PUBLIC in and for the State of
Washington. Residing at: Skagit County
My appointment expires: February 09, 2026

Gordon Wynn Callahan

Signature

Gordon Wynn Callahan

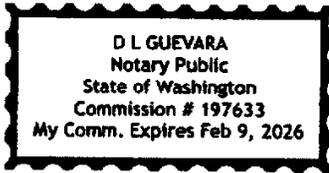
State of Washington

County of Whatcom

I certify that I know or have satisfactory evidence that Gordon Wynn Callahan is the person who appeared before me, and said person acknowledged that he signed this instrument [Statutory Warranty Deed], on oath and stated that he was authorized to execute the instrument and acknowledged it as the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: March 11, 2022.

D L Guevara



Print Name: D L GUEVARA
NOTARY PUBLIC in and for the State of
Washington. Residing at: Skiagit County

My appointment expires: February 09, 2026

ALL-PURPOSE ACKNOWLEDGMENT

State of Washington
County of Liberty

On March 11, 2022 before me, D L Guevara
DATE NAME OF NOTARY PUBLIC

personally appeared Cindy Rae Mebler
NAME(S) OF SIGNER(S)

personally known to me OR proved to me on the basis of satisfactory evidence to be the person(s) whose name(s)/is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Place Notary Seal or Stamp Here

D L Guevara
SIGNATURE OF NOTARY

ATTENTION NOTARY: Although the information requested below is OPTIONAL, it may prove valuable to persons relying on this Acknowledgment and could prevent fraudulent reattachment of this certificate to another document.

DESCRIPTION OF ATTACHED DOCUMENT

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT

Statutory Warranty Deed
TITLE OR TYPE OF DOCUMENT

5
NUMBER OF PAGES

03-11-2022
DATE OF DOCUMENT

Cindy Rae Mebler
SIGNER(S) OTHER THAN NAMED ABOVE

ALL-PURPOSE ACKNOWLEDGMENT

State of Washington
County of Whatcom

On March 11 2022 before me, D L Guevara
DATE NAME OF NOTARY PUBLIC

personally appeared Gordon Juan Callaban
NAME(S) OF SIGNER(S)

personally known to me OR proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



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THIS CERTIFICATE
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TO THE DOCUMENT
DESCRIBED AT RIGHT

Statutory Librarians Deed
TITLE OR TYPE OF DOCUMENT

5
NUMBER OF PAGES

03-11-2022
DATE OF DOCUMENT

Gordon Juan Callaban
SIGNER(S) OTHER THAN NAMED ABOVE

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P21106/340305-1-002-0000

LOT 2, OF SKAGIT COUNTY SHORT PLAT NO. 40-82, APPROVED JANUARY 31, 1983 AND RECORDED JANUARY 31, 1983 UNDER AUDITOR'S FILE NO. 8301310020, IN VOLUME 6 OF SHORT PLATS, PAGE 48, RECORDS OF SKAGIT COUNTY, WASHINGTON BEING A PORTION OF THE EAST HALF OF SECTION 5, TOWNSHIP 34 NORTH, RANGE 3 EAST, W. M.;

EXCEPT PORTION DEEDED TO SKAGIT COUNTY FOR ROAD RECORDED UNDER AUDITOR'S FILE NO. 8302010004;

AND EXCEPT PORTION DEEDED TO SKAGIT COUNTY FOR FARM TO MARKET ROAD RECORDED UNDER AUDITOR'S FILE NO. 200103270090.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON

Exhibit B**Permitted Exceptions**

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Washington Telephone Company

Purpose: Right to survey, place and maintain a buried cable or wires

Recording Date: September 21, 1967

Recording No.: 704655

2. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, dedications, building setback lines, notes and statements, 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 SKAGIT COUNTY

SHORT PLAT NO. 40-82:

Recording No: 8301310020

3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Puget Sound Power & Light Company

Purpose: Electric transmission and/or distribution line, together with necessary appurtenances
Recording Date: January 27, 1989

Recording No.: 8901270096

Affects: The East 27 feet of said premises

4. 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."

5. General and special taxes and charges, payable February 15, delinquent if first half unpaid on May 1, second half delinquent if unpaid on November 1 of the tax year (amounts do not include interest and penalties):

Year: 2021

Tax Account Number: P21108/340305-1-002-0000

Levy Code: 1100

Assessed Value-Land: \$8,300.00

Assessed Value-Improvements: \$0.00

General and Special Taxes: Billed: \$101.39

Paid: \$101.39 Unpaid: \$0.00

6. The Land has been classified as Farm and Agricultural / Forest Land and is subject to the provisions of RCW 84.34, which include the requirement of a continuation of restricted use in order to continue the present assessment rate. A change in use can cause an increased assessment rate for present and past years. Notice of Application was recorded as set forth below:

Recording Date: October 24, 1973

Recording No.: 792455

Transferred:

Recording Date: June 17, 1977

Recording No.: 858564

Transferred:

Recording Date: August 4, 2016

Recording No.: 201608040013

Any sale or transfer of all or a portion of said Land requires execution of a Notice of Compliance Form by the new owner and submission to the county assessor within 60 days of such sale.

7. Matters which may be disclosed by a search of the records against the name of the spouse or domestic partner of Gordon Wynn Callahan, if married or a member of a registered domestic partnership.
8. Matters which may be disclosed by a search of the records against the name of the spouse or domestic partner of Cindy R. Mehler, if married or a member of a registered domestic partnership.
9. City, county or local improvement district assessments, if any.