

When recorded return to:

Eduardo Nuno-Napoles
201 West Ferry Street
Sedro-Woolley, WA 98284

GNW 22-14974

STATUTORY WARRANTY DEED

THE GRANTOR(S) Heritage Construction Group LLC, a Washington Limited Liability Company, PO Box 1731, Mount Vernon, WA 98273,

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

in hand paid, conveys, and warrants to Eduardo Nuno-Napoles, a married man as his separate estate

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 11 & 12, Block 12, WEST ADDITION TO THE TOWN OF WOOLLEY

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): P77418

Dated: April 01, 2022

Heritage Construction Group LLC, a Washington Limited Liability Company

By: [Signature]
Nani E. Darbous Marthaller, Managing Member

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20221345

Apr 01 2022

Amount Paid \$9429.00

Skagit County Treasurer
By Lena Thompson Deputy

Statutory Warranty Deed
LPB 10-05

Order No.: 22-14974-KH

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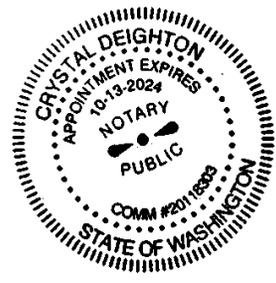
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 01 day of April, 2022 by Nan E. Darbous Marthaller as
Managing Member of Heritage Construction Group LLC.

Crystal Deighton
Signature

Notary
Title

My appointment expires: 10-14-2024



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 201 West Ferry Street, Sedro-Woolley, WA 98284
Tax Parcel Number(s): P77418

Property Description:

Lots 11 and 12, Block 12, WEST ADDITION TO THE TOWN OF WOOLLEY, according to the plat thereof, recorded in Volume 2 of Plats, page 89, records of Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

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EXHIBIT B

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1. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: West Addition to the Town of Woolley
Recorded: January 20, 1891
Auditor's No.: Volume 2 of Plats, Page 89

2. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Survey
Recorded: February 12, 2021
Auditor's No.: 202102120211

Statutory Warranty Deed
LPB 10-05

Order No.: 22-14974-KH

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