

When recorded return to:

Sonia, Inc.

1103 6th Street
Anacortes, WA 98221

STATUTORY WARRANTY DEED

THE GRANTOR(S) Allen Family Investments, LLC, a Washington Limited Liability Company, ,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Sonia, Inc., a Washington Corporation

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:

Lots 3 & 4, Block 10, FIRST ADDITION TO THE CITY OF ANACORTES

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): P57227; 3788-010-004-0007

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20221715

Apr 27 2022

Amount Paid \$6005.00

Skagit County Treasurer
By Lena Thompson Deputy

Statutory Warranty Deed
LPB 10-05

Order No.: 22-15124-KS

Dated: 4/4/2022

Allen Family Investments, LLC, a Washington Limited Liability Company

By: [Signature]
Thomas L. Allen, GovernorBy: [Signature]
Pamela J. Allen, GovernorBy: [Signature]
Brian K. Allen, GovernorBy: [Signature]
Pamela J. Allen-Bowles, GovernorSTATE OF WASHINGTON
COUNTY OF KING

I certify that I know or have satisfactory evidence that Thomas L. Allen and Pamela J. Allen signed this instrument, on oath stated that they are authorized to execute this instrument and acknowledged it as the Governors of Allen Family Investments LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

[Signature]
SignatureNotary
TitleMy appointment expires: 10-6-2024Statutory Warranty Deed
LPB 10-05

Order No.: 22-15124-KS

STATE OF WASHINGTON
COUNTY OF SKAGIT

I certify that I know or have satisfactory evidence that Brian K. Allen and Pamela J. Allen Bowles signed this instrument, on oath stated that they are authorized to execute this instrument and acknowledged it as the Governors of Allen Family Investments LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

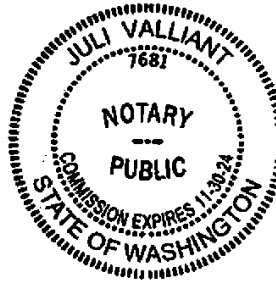


Signature

Notary

Title

My appointment expires: 11/30/24



**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 907 24th Street, Anacortes, WA 98221
Tax Parcel Number(s): P57227; 3788-010-004-0007

Property Description:

Lots 3 and 4, Block 10, "FIRST ADDITION TO THE CITY OF ANACORTES, SKAGIT CO., WASHINGTON",
as per plat recorded in Volume 1 of Plats, page 24, records of Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

Order No.: 22-15124-KS

EXHIBIT B

22-15124-KS

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: First Addition to the City of Anacortes

Recorded: February 5, 1890

Auditor's No.: Volume 1 of Plats, Page 24

Statutory Warranty Deed
LPB 10-05

Order No.: 22-15124-KS