

When recorded return to:

Jordan Maureen Hay and Alexandre Edelman
6524 16th Avenue Northeast
Seattle, WA 98115

Land Title and Escrow
205333-LT

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Joan Ockerman, unmarried as her separate property** for and in consideration of ONE MILLION THREE HUNDRED SIX THOUSAND AND 00/100 Dollars (\$1,306,000.00) in hand paid, conveys, and warrants to **Jordan Maureen Hay and Alexandre Edelman, a married couple** the following described real estate, situated in the County Skagit, State of Washington:

Lots 7 through 11, Block 180, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington,

EXCEPT any portions lying within the following described tract:

Beginning at an intersection of the East line of Avenue D with the centerline of 26th Street as shown on said Map of the City of Anacortes;
thence South 89°24'42" East 380.00 feet;
thence North 75°47'08" East 280.00 feet;
thence South 58°56'09" East 220.00 feet;
thence South 7°57'23" East 220.00 feet;
thence North 89°19'40" West 723.00 feet;
thence North 0°35'18" East 86.46 feet;
thence North 89°24'42" West 150.00 feet;
thence North 0°35'18" East 170.08 feet to the point of beginning.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20222216

May 27 2022

Amount Paid \$22351.80
Skagit County Treasurer
By Josie Bear Deputy

TOGETHER WITH the North 1/2 of 27th Street adjacent to the subject lands as vacated by Ordinance No. 2567, recorded October 22, 2001, under Auditor's File No. 200110220184.

Situate in the City of Anacortes, County of Skagit, State of Washington.

Tax Parcel Number(s): 3772-180-012-0022/P56149

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated: May 16, 2022

(Attached to Statutory Warranty Deed)

Joan Ockerman
Joan Ockerman

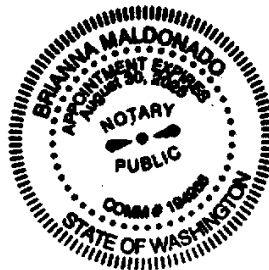
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 20 day of May, 2022 by Joan Ockerman.

Brianna Maldonado
Signature

LPO/Notary Public
Title

My appointment expires: Aug 30 2025



Right to Manage Natural Resource Lands Disclosure

Skagit County's policy is to enhance and encourage Natural Resource Land management by providing County resident's notification of the County's recognition and support of the right to manage Natural Resource Lands, e.g., farm and forest lands.

Skagit County Code 14.38.030(2) requires, in specified circumstances, recording of the following disclosure in conjunction with the deed conveying the real property:

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.

Washington State Law at RCW 7.48.305 also establishes that:

...agricultural activities conducted on farmland and forest practices, if consistent with good agricultural and forest practices and established prior to surrounding nonagricultural and nonforestry activities, are presumed to be reasonable and shall not be found to constitute a nuisance unless the activity or practice has a substantial adverse effect on public health and safety. ...An agricultural activity that is in conformity with such laws and rules shall not be restricted as to the hours of the day or day or days of the week during which it may be conducted.