

POOR ORIGINAL

202205310115

05/31/2022 03:24 PM Pages: 1 of 5 Fees: \$207.50  
Skagit County Auditor, WA

When recorded return to:  
Daniel Hazel and Sheila Hazel  
829 Jennings Street  
Sedro Woolley, WA 98284

**STATUTORY WARRANTY DEED**

**205824-LT**

Order No.: 21-4014WA  
Title Order No.: 205824-LT

THE GRANTOR(S)

Paul Terry Heppner and Fallan Jeanne Heppner, who acquired title as Paul Heppner and Fallan Heppner, a married couple

for and in consideration of TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys, and warrants to

Daniel Hazel and Sheila Hazel, a married couple

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

Lots 3 and 4, Block 109, "PLAT OF THE TOWN OF SEDRO, SKAGIT COUNTY, W.T.," as per plat recorded in Volume 1 of Plats, page 18, records of Skagit County, Washington. Situate in the City of Sedro-Woolley, County of Skagit, State of Washington

SUBJECT TO ALL THOSE EASEMENTS, COVENANTS AND RESTRICTIONS LISTED IN SCHEDULE A, ATTACHED HERETO AND INCORPORATED HEREIN.

Tax Parcel No(s): 4152-109-004-0003/P76255

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
Affidavit No. 20222253  
May 31 2022  
Amount Paid \$8094.00  
Skagit County Treasurer  
By Lena Thompson Deputy

LPB 10-05  
Page 1 of 2

Dated: 5/28/2022

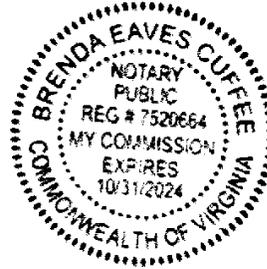
Paul Terry Heppner  
Paul Terry Heppner

State of Virginia  
County of Virginia Beach

I certify that I know or have satisfactory evidence that Paul Terry Heppner is/are the individual(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act and deed for the uses and purposes mentioned herein.

Dated May 28, 2022

Brenda Eaves Cuffee  
Brenda Eaves Cuffee  
Notary Public in and for the State of ~~Washington~~ Virginia  
Residing at: 619 Alberthas Dr. Virginia Beach 23452  
Appointment Expiration: October 31, 2024



Dated: \_\_\_\_\_

\_\_\_\_\_  
Fallan Jeanne Heppner

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Fallan Jeanne Heppner is/are the individual(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act and deed for the uses and purposes mentioned herein.

Dated \_\_\_\_\_

\_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing at: \_\_\_\_\_  
Appointment Expiration: \_\_\_\_\_

Dated: \_\_\_\_\_

\_\_\_\_\_  
Paul Terry Heppner

State of \_\_\_\_\_  
County of \_\_\_\_\_

I certify that I know or have satisfactory evidence that Paul Terry Heppner is/are the individual(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act and deed for the uses and purposes mentioned herein.

Dated \_\_\_\_\_

\_\_\_\_\_  
Notary Public in and for the State of Washington  
Residing at: \_\_\_\_\_  
Appointment Expiration: \_\_\_\_\_

Dated: 5-26-2022

Fallon Jeanne Heppner  
Fallan Jeanne Heppner

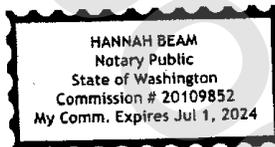
State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Fallan Jeanne Heppner is/are the individual(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act and deed for the uses and purposes mentioned herein.

Dated 5-26-2022

Hannah Beam

Notary Public in and for the State of Washington  
Residing at: Skagit  
Appointment Expiration: 7-1-2024



**Exhibit A**

1. COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, NOTES, DEDICATIONS, PROVISIONS AND SURVEY MATTERS AS DESCRIBED AND/OR DELINEATED ON THE FACE OF SAID PLAT OR SHORT PLAT, AS FOLLOWS:

Plat/Short Plat: Plat of the Town of Sedro, Skagit County, W.T.  
Recorded: October 17, 1889  
Auditor's No.: Volume 1 of Plats, page 18

2. Municipal assessments and impact fees, if any, levied by City of Sedro-Woolley.

Title Order No.: 205824-LT

**ALTA COMMITMENT**

**EXHIBIT A**

**Lots 3 and 4, Block 109, "PLAT OF THE TOWN OF SEDRO, SKAGIT COUNTY, W.T.," as per plat recorded in Volume 1 of Plats, page 18, records of Skagit County, Washington.**

**Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.**

**END OF EXHIBIT A**

*This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I – Requirements; and Schedule B, Part II – Exceptions.*

ALTA Commitment for Title Insurance