

**When recorded return to:**  
Edward G. Arbuckle and Judy L. Arbuckle  
45618 Hillside Alley  
Concrete, WA 98237

Filed for record at the request of:



**CHICAGO TITLE**  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620052254

**CHICAGO TITLE**

620052254

**STATUTORY WARRANTY DEED**

THE GRANTOR(S) Michael J. Criner and Debora J. Criner, who also appears of record as Deborah J. Criner, husband and wife

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Edward G. Arbuckle and Judy L. Arbuckle, a married couple

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

LTS 8, 9 AND 10, BLK 3, "MARENGO ADDITION TO BAKER

Tax Parcel Number(s): P70629 / ~~051~~ 003-009-0005  
4051

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Affidavit No. 20223461

Aug 23 2022

Amount Paid \$5493.00

Skagit County Treasurer

By Lena Thompson Deputy

**STATUTORY WARRANTY DEED**  
(continued)

Dated: August 8, 2022

Michael J. Criner  
Michael J. Criner

Debora J. Criner  
Debora J. Criner

State of Washington  
County of Skagit

This record was acknowledged before me on 08/08/2022 by  
Michael J. Criner and Debora J. Criner

Alysia Hudson  
(Signature of notary public)  
Notary Public in and for the State of Washington  
My commission expires: 03/01/2024

NOTARY PUBLIC  
STATE OF WASHINGTON  
ALYSIA HUDSON  
License Number 183699  
My Commission Expires 03-01-2024

**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P70629 / 051-003-009-0005**

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LOTS 8, 9 AND 10 IN BLOCK 3, "MARENGO ADDITION TO BAKER," AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 97, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT A 50-FOOT WIDE RIGHT-OF-WAY FOR AERIAL TRAMWAY, RESERVED IN INSTRUMENTS RECORDED AUGUST 23, 1929 AS AUDITOR'S FILE NOS. 226125 AND 226126 OVER AND ACROSS LOTS 10, 11, 12, 13 AND 14 IN BLOCK 3, "MARENGO ADDITION TO BAKER," AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 97, RECORDS OF SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH A RIGHT-OF WAY FOR ROAD PURPOSES AS SPECIFICALLY DESCRIBED IN SAID INSTRUMENTS.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**EXHIBIT "B"**  
Exceptions

1. Covenants, conditions, restrictions, recitals, reservations, easements, easement provisions, encroachments, dedications, building setback lines, notes, statements, and other matters, 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 the Plat of Marengo Addition to Baker:

Recording No: 85801

2. Reservations and exceptions in United States Patents or in Acts authorizing the issuance thereof; Indian treaty or aboriginal rights.
3. City, county or local improvement district assessments, if any.
4. Assessments, if any, levied by Concrete.
5. 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."