

When recorded return to:

Emmanuel Reyes and Emily Reyes
4008 Saint Marys Drive
Anacortes, WA 98221

Land Title and Escrow
205119-LT

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Keystone Property Services LLC, a Washington Limited Liability Company** for and in consideration of **NINE HUNDRED NINETY FOUR THOUSAND AND 00/100 Dollars (\$994,000.00)** in hand paid, conveys, and warrants to **Emmanuel Reyes and Emily Reyes, a married couple** the following described real estate, situated in the County Skagit, State of Washington:

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

Lot A, BLA-2021-0008 AF #202106250021 (Ptn Blk 15, Seattle Syndicate's 1st Add)

Tax Parcel Number(s): 3813-015-012-0005/P58874

For Full Legal See Attached "Exhibit A"

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown Land Title Company's Preliminary Commitment No. 205119-LT.

Dated: October 10, 2022

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20224219

Oct 14 2022

Amount Paid \$16798.20
Skagit County Treasurer
By Lena Thompson Deputy

LPB 10-05(i)
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(attached to Statutory Warranty Deed)

Keystone Property Services LLC, a Washington Limited Liability Company

By: 
Kristopher Yaun, Sole Member

STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 12 day of OCT, 2022 by Kristopher Yaun as
Sole Member of Keystone Property Services LLC.

Brianna Maldonado

Signature

Notary Public

Title

My commission expires: Aug 30, 2025

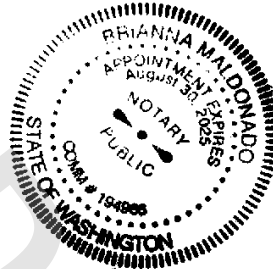


Exhibit A

Lots 7, 8 and the North 10 feet of Lot 9, Block 5, "SEATTLE SYNDICATE'S FIRST ADDITION TO THE CITY OF ANACORTES, WASH.", as per plat recorded in Volume 1 of Plats, page 25, records of Skagit County, Washington.

TOGETHER WITH the Easterly 10 feet of vacated "S" Avenue, abutting said lots.

(Also known as Lot A of BLA-2021-0008, recorded June 25, 2021, under Auditor's File No. 202106250021, records of Skagit County, Washington.)

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