UNOFFICIAL DOCUMENT

202210250051
10/25/2022 04:07 PM Pages: 1 of 1 Fees: $203.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20224347
OCT 25 2022
Amount Paid $ 0
Skagit Co. Treasurer
By CT Deputy

After Recording Mail To:
Andrew C. Schuh
1204 Cleveland Avenue
Mount Vernon, WA 98273

BARGAIN AND SALE DEED

THE GRANTOR, Clara M. Hooper, a single woman, in consideration of $10.00, in hand paid, bargains, sells, and conveys to Clara May Hooper, Trustee, of the Clara May Hooper Revocable Trust, dated Oct 25, 2022, the following described real estate, situated in the County of Skagit, State of Washington.

LEGAL DESCRIPTION:

THAT PORTION OF THE NORTHWEST ¼ of SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 8, THRESHER'S FIRST ADDITION, ACCORDING TO THE PLAT RECORDED IN VOLUME 7 OF PLATS, PAGE 52, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 88º40'00" EAST, ALONG THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 8, A DISTANCE OF 10.00 FEET; THENCE NORTH 1º20'00" EAST, PARALLEL WITH THE EAST LINE OF SAID LOT 8, A DISTANCE OF133.89 FEET TO AN INTERSECTION WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 8; THENCE NORTH 88º40'00" WEST, ALONG SAID EASTERLY EXTENSION A DISTANCE OF 10.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 8; THENCE SOUTH 1º20'00" WEST; ALONG THE EAST LINE OF SAID LOT 8, A DISTANCE OF 133.89 FEET TO THE POINT OF BEGINNING.

Subject To: Covenants, Conditions, Restrictions, Provisions, Agreements, and Easements of record, if any.

Reference: 8305270029

Tax Parcel Number(s): P39735

The Grantors for themselves and for their successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, though, or under said Grantor and not otherwise, they will forever warrant and defend the said described real estate.

Dated: Oct 25, 2022.

Clara M Hooper
Clara M. Hooper

State of Washington)
) ss
County of Skagit)

I certify that I know or have satisfactory evidence that Clara M. Hooper is the person who appeared before me, acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes in the instrument.

DATED: October 25, 2022.

ACS
Andrew C. Schuh, Notary Public
My commission expires: 1-29-26

ANDREW C SCHUH
NOTARY PUBLIC #197284
STATE OF WASHINGTON
COMMISSION EXPIRES
JANUARY 29, 2026