

When recorded return to:
Jaxson Nilsen and Jonathan W. Nilsen and Heidi
L. Nilsen
20821 West Jordan Road
Burlington, WA 98233

STATUTORY WARRANTY DEED

Order No.: NXPU-0538629

GNW 22-16876

THE GRANTOR(S)

Alexander C. Hollingsworth and Sarah K. Hollingsworth, a married couple

for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
in hand paid, conveys, and warrants to

Jaxson Nilsen, an unmarried person and Jonathan W. Nilsen and Heidi L. Nilsen, a married couple

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

The West 89.5 feet of the East 249.5 feet of Tract 1, "MORGAN'S TRACTS," as per plat recorded in
Volume 6 of Plats. page 11, records of Skagit County, Washington, EXCEPT the South 20 feet thereof
conveyed to Skagit County by Deed recorded June 4, 1956, under Auditor's File No. 536928.

Situate in the County of Skagit, State of Washington.

Abbreviated Legal: Ptn. Tract 1, Morgan's Tracts

Subject to Matters, Restrictions, Covenants, Conditions, and Easements of Record

For further particulars reference is made to Exhibit "A" attached hereto and by this reference made a
part hereof. Exhibit "A" – Skagit County Right-To-Manage Natural Resource Lands Disclosure.

Tax Parcel Number(s): P67598/3959-000-001-0400

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 20224570
Nov 10 2022
Amount Paid \$6645.00
Skagit County Treasurer
By Lena Thompson Deputy

Dated: November 1, 2022

[Signature]
Alexander C. Hollingsworth

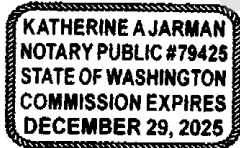
[Signature]
Sarah K. Hollingsworth

STATE OF WASHINGTON

COUNTY OF Skagit

This record was acknowledged before me on Nov. 7th, 2022 by Alexander C. Hollingsworth.

Stamp



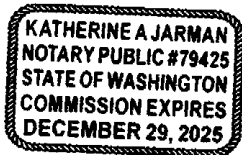
[Signature]
Notary Public
My commission expires: 12.29.2025

STATE OF WASHINGTON

COUNTY OF Skagit

This record was acknowledged before me on Nov. 7th, 2022 by Sarah K. Hollingsworth.

Stamp



[Signature]
Notary Public
My commission expires: 12.29.2025

Subject to - Deed Exception(s):

ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name: Morgan's Tracts
Recorded: September 2, 1947
Auditor's No.: 408300

A.C.H.

JAN

EXHIBIT A

Form 22P
Skagit Right-to-Manage Disclosure
Rev. 10/14
Page 1 of 1

SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated October 03, 2022

between Jaxson Nilsen ("Buyer")
Buyer
and Alexander C Hollingsworth ("Seller")
Seller Sarah K Hollingsworth
Seller
concerning 20821 W Jordan Road Burlington WA 98233 (the "Property")
Address City State Zip

Buyer is aware that 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.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

[Signature] 11-8-2022
Authorized
[Signature] 10/03/2022
Authorized
Buyer Alexander C. Hollingsworth Date
11/8/2022
Buyer Jaxson Nilsen Date
11/8/2022

Alexander C Hollingsworth 10/03/22
Authorized
Seller Date
Sarah K. Hollingsworth 10/03/22
Authorized
Seller Date