

When recorded return to:

Delceene Sodorff and Katty Milke
745 Ferry Street
Sedro-Woolley, WA 98284

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20224683

Nov 22 2022

Amount Paid \$6165.00

Skagit County Treasurer
By Lena Thompson Deputy

GNW 22-17179

STATUTORY WARRANTY DEED

THE GRANTOR(S) Kimberly A. Bockenkamp, as her separate estate, PO Box 488, Burlington, WA 98233,

for and in consideration of ten dollars and other valuable consideration

in hand paid, conveys, and warrants to Katty Milke, an unmarried woman and Delceene D. Sodorff, an unmarried woman

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

FOR PROPERTY DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART
HEREOF.

Abbreviated legal description: Property I:
Ptn. Lots 3 & 4, PLATE NO. 1, SEDRO HOME ACREAGE

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey as described in Exhibit "B" attached hereto

Tax Parcel Number(s): P77031

Dated: 11/21/22

Kimberly A. Bockenkamp
Kimberly A. Bockenkamp

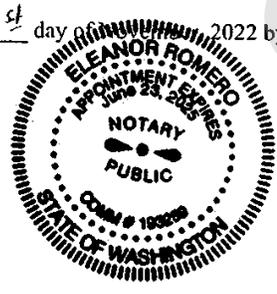
STATE OF WASHINGTON
COUNTY OF SKAGIT

This record was acknowledged before me on 21st day of November, 2022 by Kimberly A. Bockenkamp.

Eleanor Romero
Signature

Notary
Title

My commission expires: 6/23/25



Statutory Warranty Deed
LPB 10-05

**EXHIBIT A
LEGAL DESCRIPTION**

Property Address: 745 Ferry Street, Sedro-Woolley, WA 98284
Tax Parcel Number(s): P77031

Property Description:

The East 6 feet of the North 140 feet of Lot 3 and the West 40 feet of the North 140 feet of Lot 4, PLATE NO. 1, SEDRO HOME ACREAGE, according to the plat thereof recorded in Volume 3 of Plats, page 39, records of Skagit County, Washington;

EXCEPT the North 20 feet thereof as conveyed to the City of Sedro-Woolley by deed recorded December 1, 1917, under Auditor's File No. 122553, records of Skagit County, Washington.

Situated in Skagit County, Washington.

Statutory Warranty Deed
LPB 10-05

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EXHIBIT B

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10. 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: Plate No. 1, Sedro Home Acreage, Skagit Co., Wash. 1904

Recorded: June 7, 1904

Auditor's No.: 48515 (Vol. 3 of Plats, Pg. 39)

11. Regulatory notice/agreement regarding Skagit County Right to Manage Natural Resource Lands Disclosure that may include covenants, conditions and restrictions affecting the subject property, recorded April 14, 2006 as Auditor's File No. 200604140163 .

Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice. Said notice/agreement may pertain to governmental regulations for building or land use. Said matters are not a matter of title insurance. If such non-title insurance matters are shown, they are shown as a courtesy only, without the expectation that all such matters have been shown.

Statutory Warranty Deed
LPB 10-05

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