

When recorded return to:

David E. Bayless and Stephanie E. Van Dyk
7340 16th Ave NW
Seattle, WA 98117

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20224782

Dec 02 2022

Amount Paid \$13337.20
Skagit County Treasurer

By Lena Thompson Deputy

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE

620053080

Escrow No.: 620053080

STATUTORY WARRANTY DEED

THE GRANTOR(S) Joshua Thomas Clarkman and Kristin Marie Clarkman, a married couple and Thomas Nason Clark and Noreen Roberts Clark, a married couple

for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration in hand paid, conveys, and warrants to Stephanie E Van Dyk and David E Bayless, 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.)

PTN E 1/2 SE 1/4 SW 1/4 9-36-3

Tax Parcel Number(s): P47727 / 360309-3-006-0103

Subject to:

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

STATUTORY WARRANTY DEED
(continued)

Dated: November 28, 2022

[Signature]
Joshua Thomas Clarkman

[Signature]
Kristin Marie Clarkman

[Signature]
Thomas Nason Clark

[Signature]
Noteen Roberts Clark

State of Washington
County of Skaagit

This record was acknowledged before me on 11/30/2022 by
Joshua Thomas Clarkman and Kristin Marie Clarkman and
Thomas Nason Clark and Noteen
Roberts Clark

[Signature]
(Signature of notary public)
Notary Public in and for the State of Washington
My commission expires: 06/29/2023

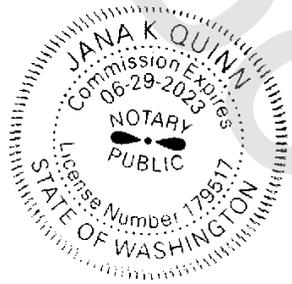


EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P47727 / 360309-3-006-0103

THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M., SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE EXISTING ROADS IN A PORTION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AS GRANTED BY INSTRUMENT RECORDED AUGUST 17, 2009, UNDER AUDITOR'S FILE NO. 200908170142, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "B"
Exceptions

1. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Peter Berken and Todd Berken
Purpose: Road
Recording Date: May 5, 1980
Recording No.: 8003040034

2. Declaration of Road Easement and Maintenance Agreement and the terms and conditions thereof:

Recording Date: June 11, 2002
Recording No.: 200206110129

3. 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."

4. City, county or local improvement district assessments, if any.

5. The Land has been classified as Forest Land and is subject to the provisions of RCW 84.34, which include the requirement of a continuation of restricted use in order to continue the present assessment rate. A change in use can cause an increased assessment rate for present and past years. Notice of Application was recorded as set forth below:

Recording Date: August 19, 2009
Recording No.: 200908190027

EXHIBIT "B"Exceptions
(continued)

Any sale or transfer of all or a portion of said Land requires execution of a Notice of Compliance Form by the new owner and submission to the county assessor within 60 days of such sale.

Note: If the proposed transaction involves a sale of the Land so classified or designated, there will be additional requirements regarding the Real Estate Tax Affidavit. Please contact Skagit County Assessor's Records Section or the Company for additional information.

6. Any unrecorded leaseholds, right of vendors and holders of security interests on personal property installed upon the Land and rights of tenants to remove trade fixtures at the expiration of the terms.