

When recorded return to:

Kevin Kreckel and Ginger Kreckel
1869 South 140th Place
Gilbert, AZ 85295

207887-LT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 20224966

Dec 21 2022

Amount Paid \$2885.00
Skagit County Treasurer
By Josie Bear Deputy

STATUTORY WARRANTY DEED

THE GRANTOR(S) **Louis Joseph Lembo, an unmarried man as his separate property**

for and in consideration of ONE HUNDRED EIGHTY THOUSAND AND 00/100 Dollars
(\$180,000.00)

in hand paid, conveys, and warrants to **Kevin Kreckel and Ginger Kreckel, a married couple**

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

For Full Legal See Attached "Exhibit A"

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

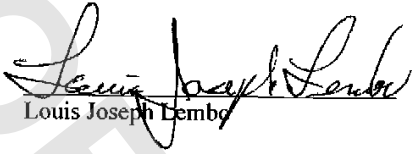
ptn NW SW, 11-35-5, North 1/2 Tracts 47 & 48, Survey 198910230031

Tax Parcel Number(s): 350511-3-002-0100/P104346

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. 207887-LT.

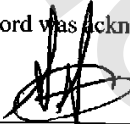
Dated: December 06, 2022

(attached to Statutory Warranty Deed)


Louis Joseph Lembo

STATE OF NEW YORK
COUNTY OF New Yorks

This record was acknowledged before me on 14 day of Dec, 2022 by Louis Joseph Lembo.



Signature

Notary Public

Title

My commission expires:
9/28/2024

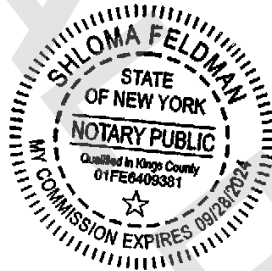


Exhibit A**PARCEL "A":**

The North 1/2 of the Northwest 1/4 of the Southwest 1/4, Section 11, Township 35 North, Range 5 East, W.M. (said tract also shown as a portion of Tracts 47 and 48 of Survey of Noretap, filed October 23, 1989 in Book 9 of Surveys, pages 51 and 52, recorded under Auditor's File No. 8910230031, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

A non-exclusive easement for ingress, egress and utilities, lying in the Southwest 1/4 of Section 11, Township 35 North, Range 5 East, W.M., being 60 feet in width, lying 30 feet on each side of the following described centerline:

Beginning at the Southwest corner of the West 1/2 of the Northeast 1/4 of the Southwest 1/4 of said Section 11;

thence North 0°04'53" East along the West line of said West 1/2, a distance of 101.63 feet to the true point of beginning;

thence South 76°59'35" East a distance of 64.25 feet;

thence South 58°41'56" East a distance of 50.29 feet;

thence South 42°45'06" East a distance of 83.13 feet;

thence South 63°23'36" East a distance of 84.66 feet;

thence South 89°27'51" East a distance of 63.34 feet;

thence North 64°20'16" East a distance of 60.82 feet;

thence South 35°24'06" East a distance of 91.05 feet;

thence South 16°33'27" West, 53.00 feet;

thence South 20°02'14" East, 52.76 feet;

thence South 50°46'38" East, 56.72 feet;

thence South 62°41'42" East, 216.0 feet, more or less, to the intersection with the Westerly right of way line of the 60 foot County road known as Bacus Road, said intersection being the terminus of said centerline;

Situate in the County of Skagit, State of Washington.

PARCEL "C":

ALSO a non-exclusive easement for ingress, egress and utilities over and across the South 60.00 feet of the West 400.00 feet of the West 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 11.

Situate in the County of Skagit, State of Washington.

PARCEL "D":

ALSO a non-exclusive easement for ingress, egress and utilities over and across the East 60.00 feet of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of said Section 11.

Situate in the County of Skagit, State of Washington.

PARCEL "E":

ALSO a non-exclusive easement for ingress, egress and utilities, as created in instrument recorded under Auditor's File Nos. 8902210090 and 8910230016, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.